



# GUAM ANCESTRAL LANDS COMMISSION



Lourdes A. Leon Guerrero  
Maga'haga Governor

Joshua F. Tenorio  
Sigundo Maga'lahi Lieutenant Governor

John T. Burch  
Executive Director

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In compliance with Public Law 24-109,

**Guam Ancestral Lands Commission**

Published the

Public Meeting Announcement

For

**Wednesday, April 27, 2022**

in the

***Guam Daily Post* on Wednesday, April 20, 2022 and  
Monday, April 25, 2022**

Attached are photo copies of the published GALC Meeting Notices

# Russians are told they have two choices: Win this war or be destroyed

By Leonid Ragszin  
Special To The Washington Post

On April 1, Aleksey Zhuravlyov, a member of the lower house of the Russian parliament, put a Kremlin spin on the war in Ukraine for the millions of viewers of an influential Russian talk show. Russia wasn't really fighting Ukraine or Ukrainians; the real enemy was the American-led Western bloc. "We need to introduce a new term," Zhuravlyov said. "Biden's war."

This was creative framing considering that President Vladimir Putin himself prefers to justify Russia's aggression with more insular rhetoric. He has said that Russians and Ukrainians are one people, while Kremlin propaganda, especially the toxic television talk shows, promote the idea that those who advocate for the country's genuine independence from Russia are a bunch of Nazis.

But whether it is "Biden's war" or Putin's, Russians have rallied around the flag, and most likely that's because the Kremlin has led them to see the war as an existential choice: Either you win it, or your life is going to be destroyed.

The available evidence shows significant support for the war, as well as a surge in patriotism. According to the Levada Center, a respected independent pollster, the number of Russians who thought the country was going in the right direction rose from 52% before the invasion to 69% after, and Putin's personal approval ratings soared to a whopping 83%. But these figures come with a major caveat. New legislation makes "discrediting the armed forces" a crime punishable by up to 15



**BUCHA:** Destroyed Russian military equipment left behind in a residential neighborhood in Bucha, Ukraine, on Wednesday, April 5. Heidi Levine/The Washington Post

years in prison, and that can encompass all sorts of things, including calling the war a war - circumstances that cast doubt on whether the polls are representative or the answers truthful. As an experiment staged by researchers at the London School of Economics showed, support for the war goes down by 15 percentage points when people are encouraged to speak their mind.

Whatever the true level of support, it's clear that Russians aren't necessarily buying Putin's rationale for the invasion. In a joint project with the Ukrainian pollster KMS, the Levada Center for years has asked Russians what kind of relations they envisioned between their country and Ukraine. In a poll conducted in December, only 18% of Russians said they wanted the two countries to become one, while 51% said they wanted Russia and Ukraine to be independent countries with an open border, and 24% said they wanted independent countries with a hard border.

In a Levada Center poll published on the day Putin launched the invasion, only

25% of Russians supported Russia's expanding its borders to include the self-proclaimed Donetsk and Luhansk republics - Donbas, where much of the heaviest fighting is concentrated now - while 33% wanted the region to become independent and 26% wanted it to remain part of Ukraine.

That doesn't sound like a people who believe, as Putin does, that Ukraine is part of Russia and Ukrainians are Russian. It's hard to deny that the war is fratricidal, however, and that would seem to make selling it to the public more difficult. How can you flatten Ukrainian cities where millions of Russians have relatives and friends? Consider Russia's own leadership: No. 3 in the official hierarchy, Valery Gerasimov, is from Shapetivka in western Ukraine; Russia's current chief Ukraine negotiator, Vladimir Medinsky, was born in Smila, not far from Kyiv; his predecessor Dmitry Kozak grew up in a predominantly Ukrainian-speaking rural area of central Ukraine, rather than one of its Russian-speaking regions. Or look at people directly involved in Russian

aggression against Ukraine. Dmitry Sablin, like Zhuravlyov a member of the Duma, is a native of Mariupol, a large city now practically razed by the Russian army; Sablin is responsible for the Russian parliament's liaison with Donetsk. And a general to whom Putin awarded a medal "for the return of Crimea" is also the father-in-law of Pavlo Klimkin, who headed Ukraine's Foreign Ministry for five years after Russia's first attack, in 2014.

The pattern of deeply intertwined relationships extends into broader Russian society. Having some kind of connection across the border is the norm, not the exception.

So how do Russians justify support of what so far has been a series of crimes against humanity committed against a people who are the transnational-relationship equivalent of next of kin?

The Kremlin employs two related narratives here. The first paints the enemy as the West, not Ukraine. This framing turns Russia into the smaller, weaker side in the conflict - a victim, not a perpetrator. The war, in this scenario, emerges as the climax of an escalation driven by the West as NATO gradually expanded toward Russian borders in the last three decades.

Medinsky, the negotiator, who is better known in Russia as an architect of the historical narratives promoted by Putin's regime, expresses the second framing best: "Russia's very existence is at stake now," he said last month. Russia, in this telling, is going through a period like the one that led to the Bolshevik Revolution in 1917, or the one when the Soviet system was falling apart in the early 1990s.

## Kumision I Tano Saina'ta Guam Ancestral Lands Commission

The Guam Ancestral Lands Commission Regular Board Meeting will be held on Wednesday, April 27, 2022 at 2:00 pm. This meeting is open to the public via ZOOM and can be viewed live stream on YouTube.

### Join Zoom Meeting

<https://us02zoom.us/j/84354583426?pwd=VlZlOjA5ZUZYWkZlU1R1TGh0aUJGRWU5PS9lbnQ9>  
Meeting ID: 843 5584 2456 Password: 2022

### AGENDA

Call to Order; Roll Call; Approval of Minutes: March 23, 2022 & April 13, 2022-Summarization; Executive Director's Report; GEDA Progress Report; Old Business: A. Farmer's Market Financial & Audit Update; B. GEDA MOU-Investment Services Update; C. G.A.L.C. Resolution Nov. 2021-005 & 2022-006; New Business: A. Request to amend Deed for the Estate of Joseph Taitano Blas Lina 242M, Barrigada B. G.A.L.C. Tyan Properties Lot 5175-IRUM and Lot 5182-IRUM; Public Comments; Adjournment/Next G.A.L.C. Meeting; Adjournment

### TO VIEW LIVE STREAMING

<https://www.youtube.com/watch?v=UCh8AY551J0c&list=PLM6N9w>

Details and link to this meeting is also available on the GovGuam Public Notices Portal at <https://notices.guam.gov>. Individuals requiring special accommodations, auxiliary aids or services, may call G.A.L.C. Administration Office at 671-473-5261 or email [admin@galc.guam.gov](mailto:admin@galc.guam.gov) for more information.

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GUAM MEMORIAL HOSPITAL AUTHORITY  
HOSPITAL - GUAM  
HOSPITAL - GUAM

## Board of Trustees Meeting

Date: Wednesday, April 27, 2022

Time: 5:00 p.m.

Meeting will take place via Zoom Video Conferencing

Meeting ID: 912 5266 3119

Password: 556240

Agenda: I. Call to Order; II. Executive Session; III. Approval of the Minutes & March 29, 2022 Regular Board Meeting; IV. Old Business; V. New Business; VI. Management's Report; VII. Board Subcommittee Reports: A. Joint Conference and Professional Support: 1. Res. 2022-30, Relative to the Appointment of Provisional Medical Staff Privileges; 2. Res. 2022-31, Relative to the Appointment of Active Medical Staff Privileges; 3. Res. 2022-32, Relative to the Appointment of Provisional Medical Staff Privileges; 4. Res. 2022-33, Relative to the Appointment of Active Medical Staff Privileges; 5. Res. 2022-34, Relative to the Appointment of Active Medical Staff Privileges; B. Human Resources: 1. Res. 2022-15, Relative to extending a 15% Working Differential to Pharmacists and a 20% Working Differential to Social Workers; Pursuant to ASCA, 54229.7 to G.A.L.C. Employees Registered as Licensed to Practice in Guam for Hospital & Clinical Pharmacy and Social Work; C. Facilities, CIP and IT; D. Governance, Bylaws, and Strategic Planning; E. Quality and Safety; F. Finance and Audit; VIII. Adjournment

For special accommodations, please contact Theri Pasquel, CEO Office, at 671-547-7104, Monday through Friday from 8:00 a.m. to 5:00 p.m.

By: Lillian Perez-Pasadas, M.B.A.  
Hospital Administrator/CEO

This advertisement was paid for with government funds.



# Ukraine: Russia launches eastern assault

KRAMATORSK, Ukraine (Los Angeles Times) — Ukraine officials said Monday that Russia began its long-anticipated assault to seize control of their country's eastern industrial heartland, launching a ground assault along a nearly 300-mile front while pounding the nation, including the western city of Lviv, with a deadly barrage of missile strikes.

"It can now be stated that Russian troops have begun the battle for the

Donbas, for which they have been preparing for a long time," President Volodymyr Zelenskyy said in a video address to the Ukrainian people.

"No matter how many Russian troops are driven there, we will fight," he said. "We will defend ourselves."

In a new and potentially pivotal stage of the war, focused on Ukraine's vast rural flatlands, Russian forces attempted to break through Ukrainian defenses Monday

morning along a broad front line in the Donetsk, Luhansk and Kharkiv regions, Oleksiy Danilov, secretary of Ukraine's National Security and Defense Council, said on Ukrainian television late Monday.

"Our servicemen are holding out," he said, noting that the Russians were able to occupy only two cities.

Since Russia pulled back from the Kyiv region several weeks ago after troops failed to capture the capital, the Kremlin has focused on reinforcing its ground troops in Ukraine's eastern plains in preparation for a more conventional military-un-military war.

But Russian forces have continued assaults on other parts of the country. Missile strikes Monday killed seven people in Lviv, a city once considered a relative haven, local officials said, as Russian forces pressed ahead with their drive to seize the strategic southern port city of Mariupol, where Ukraine has vowed that defenders would not stop fighting.

That crucial battle is unfolding in the war's eighth week as the country braced for a full-scale Russian assault in the east that Zelenskyy said was intended to "literally finish off and destroy" the Donbas, the southeastern region of Ukraine where Moscow-backed separatists have fought Ukrainian forces for the last eight years.



LVIV: Firefighters battle a blaze after a missile-bombing was hit by a Russian missile Monday in Lviv, Ukraine. Seven people were killed in missile strikes in different areas of the city, according to the governor.

(AP Images/Getty Images)

Early Monday, Russian troops pushed into the city of Kreminka, killing four people overnight, the Luhansk regional governor said, adding that two more people were dead after shelling in the eastern city of Zolote.

The governor, Serhiy Haidai, announced the casualties in a Facebook post, urging residents to flee even though it was becoming ever more dangerous to do so.

"Save yourselves!" he said.

Civilians have for weeks been urged to escape the eastern battle zone, but on Monday, for a second day in a row, Ukrainian officials said the two sides had failed to agree on setting up humanitarian corridors for noncombatants' use.

## Kumision I Tano Saina'ta Guam Ancestral Lands Commission

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<https://us02web.zoom.us/j/8438384348?pwd=VWpDQjZkdjVWbWVyaU11TG90UURFUD09>  
Meeting ID: 843 8384 3458 Password: 3072

### AGENDA

Call to Order; Roll Call; Approval of Minutes: March 22, 2022 & April 13, 2022; Presentation; Executive Director's Report; GEDA Progress Report; Old Business: A. Tammor's Market (Financial) & Audit Update; B. GEDA MPO-Investment Services Update; C. G.A.L.C. Resolution Nov. 2021-003 & 2021-006, New Business: A. Request to amend Deed for the Estate of Joseph Tammor-Bill L. or 2416, B. G.A.L.C. Tamm Properties Ltd. 5175-1812M and Ltd. 5183-1812M, Public Comments; Announcements; Next G.A.L.C. Meeting; Adjournment

### TO VIEW LIVE STREAMING

<https://www.youtube.com/watch?v=K1X1V9U1K0c&list=PLU5M5Njw>

Details and link to this meeting is also available on the Guam Public Notice Portal at <https://notice.guam.gov>. Individuals requiring special accommodations, auxiliary aids, or services, may call G.A.L.C. Administration Office at 671-475-5261 or email [info@galc.guam.gov](mailto:info@galc.guam.gov) for more information.

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## Manhoben Swim Club

### Statement of Revenues and Expenses

#### For the Year Ended December 31/2021 & 2020

Revenues	2021	2020
Registration and Monthly Fee	\$ 18,189.47	\$ 4,320.50
Total Revenues	\$ 18,189.47	\$ 4,320.50
Travel	\$ 1,050.00	\$ -
Coaching Fee	\$ 2,400.00	\$ 1,000.00
Check-Rite Order	\$ 84.32	\$ -
Swimming Equipment & Uniform	\$ 680.84	\$ 1,204.00
Pool Usage	\$ 4,980.50	\$ -
Liability Insurance	\$ 610.00	\$ -
Annual Tax Report Filing Fee	\$ 260.00	\$ 260.00
PO Box Fee	\$ 116.00	\$ 90.00
Total Expenses	\$ 10,700.16	\$ 2,154.00
Excess of Revenues over Expenses	\$ 8,489.31	\$ 2,166.50
Fund Balance Beginning of Year	\$ 35,080.41	\$ 33,925.75
Fund Balance End of Year	\$ 60,539.72	\$ 55,080.41

### Balance Sheets

#### December 31/2021 & 2020

Cash in Bank	\$ 60,539.72	\$ 55,080.41
Fund Balance	\$ 60,539.72	\$ 55,080.41

## THE GUAM PUBLIC UTILITIES COMMISSION NOTICE OF PUBLIC MEETING

NOTICE IS HEREBY GIVEN that the Guam Public Utilities Commission (PUC) will conduct a regular business meeting, commencing at 4:30 p.m. on April 28, 2022, Suite 302, CJC Building, 414 W. Santa Rosa Ave., Hagåtña.

The following business will be transacted:

### Agenda

1. Call to Order
2. Approval of Minutes of March 31, 2022
3. Public Comment  
Franklin Hiram
4. Guam Waterworks Authority

• GWA Order 22-07, Petition to Approve the Award for the Water Year Procurement of Automotive Gasoline, Regular Unleaded, and Diesel Fuel Oil for GWA's various Fleet, All Regions, and Proposed Order

### 5. Administrative Matters

- PUC Meeting Schedule
- GWA Order 22-10, Filing of Guam Power Authority Net Metering Data for FY 2021

### 6. Adjournment

Due to the current public health emergency, all persons attending the meeting will be required to wear masks. Social distancing protocols will be observed. Further information about the meeting may be obtained from the PUC's Administrative Law Policies at 671-475-5207. This meeting will be broadcast live on the PUC website at [guampuc.com](http://guampuc.com). Those persons who require special accommodations, auxiliary aids, or services to attend the meeting should also contact Ms. Polanco.

**BOARD OF  
COMMISSIONERS**

**Ronald P. Felaves**  
Chairman

**Ronald T. Laguarda**  
Vice Chairman

**Maria G. Cruz**  
Secretary/Treasurer

**Angela M. Camacho**  
Commissioner

**Anita F. Orlino**  
Commissioner

**Jeffrey B. Rios**  
Commissioner

**Louisa F. Weisling**  
Commissioner

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**LOURDES A. LEON GUERRERO**  
Governor  
Maga'lahi

**JOSHUA F. TENORIO**  
Lieutenant Governor  
Segundo Maga'lahi

**KUMISION I TÀNO' SAINA-TA**  
(Guahan Ancestral Lands Commission)



**JOHN T. BURCH**  
Executive Director

**GALC REGULAR BOARD MEETING AGENDA**

Open to the Public via ZOOM  
Wednesday, April 27, 2022 at 2:00 PM

**Public Notice: Published in The Guam Daily Post on  
Wednesday, April 20, 2022 and Monday, April 25, 2022**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. APPROVAL OF MINUTES**
  - A. March 23, 2022 -Summarization
  - B. April 13, 2022-Summarization
- IV. EXECUTIVE DIRECTOR'S REPORT**
- V. GEDA PROGRESS REPORT**
- VI. OLD BUSINESS**
  - A. Farmer's Market-Financial & Audit Update
  - B. GEDA MOU-Investment Services Update
  - C. GALC Resolution Nos. 2022-005 & 2022-006
- VII. NEW BUSINESS**
  - A. Request to amend Deed for the Estate of Joaquin Taitano Blas Lot 2458 Barrigada
  - B. GALC Tiyan Properties Lot 5175-1REM & Lot 5182-1REM
- VIII. PUBLIC COMMENTS**
- IX. ANNOUNCEMENTS**
  - A. Next GALC Board Meeting is scheduled for \_\_\_\_\_
- X. ADJOURNMENT**

**GUAM ANCESTRAL LANDS COMMISSION REGULAR MEETING MINUTES  
VIA ZOOM WITH LIVE-STREAMING ON YOUTUBE**

**March 23, 2022 • 2:08 p.m. to 3:57 p.m.**

**Notices were published in the *Guam Daily Post* on Wednesday, March 16, 2022 and  
Monday, March 21, 2022**

**I. CALL TO ORDER**

Chairman Eclavea called the virtual, regular meeting of the Guam Ancestral Lands Commission to order at 2:08 p.m. In compliance with Public Law 24-109, the Guam Ancestral Lands Commission announced the virtual meeting on Wednesday, March 16, 2022 and Monday, March 21, 2022 in the *Guam Daily Post*.

**II. ROLL CALL**

Executive Director Burch took roll call and stated they had a quorum of 4 for operations.

**Commission Members Present**

Ronald F. Eclavea, Chairman

Ronald T. Laguana, Vice Chairman

Maria G. Cruz, Secretary/Treasurer

Anita F. Orlino, Commissioner (logged on at approximately 2:20 p.m.)

Jeffrey B. Rios, Commissioner

**Absent**

Angela M. Camacho, Commissioner (excused)

Louisa F. Wessling, Commissioner (excused)

**Management and Staff Present**

John T. Burch, Executive Director

Nicolas E. Tofi, Legal Counsel, OAG

Catherine T. C. Blas, Administrative Officer

Joey Leon Guerrero, Land Agent II

Andy Mendiola, DOL Land Agent I Trainee

Mara Perez, DOL Administrative Aide Trainee

**Also Present**

Mary Camacho, Real Property Supervisor, GEDA

Mike Cruz, Project Manager, GEDA

Christina Vasques, Program Coordinator I, GEDA

Andrea Pellacani, Office of Speaker Terlaje

Daniel Swavely for Smithbridge Guam

**III. APPROVAL OF MINUTES**

**A. March 9, 2022 – Summarization**



Secretary/Treasurer Cruz stated the March 9, 2022 minutes didn't include the phrase, "subject to corrections per audio recording" in the motion she made under section III, "APPROVAL OF MINUTES". She asked that this be inserted.

Executive Director Burch stated that will be done.

**Motion to approve the March 9, 2022 minutes subject to corrections per audio recording made by Secretary/Treasurer Cruz, seconded by Vice Chairman Laguana. Chairman Eclavea called for a vote. Motion carried 4-0.**

Commissioner Orlino logged on.

#### **IV. EXECUTIVE DIRECTOR'S REPORT**

The following are updates for the Guam Ancestral Lands Commission.

##### **GALC – COAST360 Draft Resolution 2022-004:**

One of the Commission's share accounts at Coast360 will be maturing on April 18, 2022. Because of low interest rates and the pending GALC / GEDA Memorandum of Understanding for Investment Services, I am recommending to **close after maturity and open new account for a period of three months with automatic rollover Account 0405 from the *Land Bank Trust Fund in the Trust for Guam Ancestral Lands Commission* inclusive of the principal and all interest earned.** More specifically:

**After maturity, close Account 0405 from the Land Bank Trust Fund and deposit One Million Fifty-Five Thousand Eight Hundred Fifty-Three Dollars and Twenty-Nine Cents (\$1,055,853.29) plus all interest earned to "3 Month Jumbo Term Share" with automatic rollover.**

**Motion in favor of the Director's draft resolution (Draft Resolution 2022-004) made by Vice Chairman Laguana, seconded by Commissioner Rios. Chairman Eclavea called for a vote. Motion carried 5-0.**

##### **Bill No. 277-36 (COR):**

An Act to add a new Article 2 to chapter 75A of Title 21, Guam Code Annotated, relative to authorizing the Chamorro Land Trust Commission to enter Commercial Submerged Lands Agreements and to be known as the Guam Undersea Access for Homes Act (GUAHA).

Public Law No. 25-45, Section 5 (b) mandates, "Any land acquired by the government by having been declared excess by the U.S. Government, or any agency thereof, after the effective date of this Chapter shall acquire the status of ancestral land and be reserved by the Director of the Department of Land Management for the extinguishment of ancestral land claims. All such lands shall be described, surveyed and mapped, and that information shall be sent to the Guam Ancestral Lands Commission to be recorded in the Excess Lands Registry."

I don't believe this section of law differentiates between submerged land and terrestrial land. If that's the case, then the GALC may have jurisdiction over the

submerged lands in the area where the AT&T submerged cables are located once the property is returned.

The claim of jurisdiction quoted in §75A202, Legislative Intent, of Bill No. 277-36 (COR) cites an informational memo from the Attorney General of Guam that was issued in 1996. This memo does not take into consideration the law that created the GALC in 1999.

The GALC has vested interest in this issue because of our current lease with AT&T and the potential revenues that could be generated that were previously unforeseen, especially with cable companies.

Thank you for the opportunity to present this update. Please let me know if further information is required.

Chairman Eclavea asked if Speaker Terlaje was aware of GALC's concerns with Bill No 277-36 (COR).

Executive Director Burch stated Andrea monitors GALC's board meetings, so the Office of Speaker Terlaje will be aware of their concerns now, if they're not already.

Attorney Toft stated he was familiar with the bill having reviewed it for the CLTC. He said the Director's analysis of the bill was correct in that any land returned would go to GALC rather than CLTC. He added that would probably include any additional submerged land. He stated he didn't know what the ownership status was of that particular submerged land offshore from the AT&T Landing Station. He said there were potentially different scenarios of who would get ownership of this submerged land. He stated he didn't think the Board needed to do anything other than notify Speaker Terlaje of the consequence of the bill she may not have considered.

Executive Director Burch stated that according to the Department of Navy Net Negative Inventory the submerged land offshore from the AT&T Landing Station is listed as Parcel 35, a potential transfer. He said it would fall under the transfer authority of U.S. Public Law 106-504.

Attorney Toft stated that may be something to bring up with Speaker Terlaje. He said the funds from the undersea cable leases would be earmarked for CLTC even though the ownership of the submerged land offshore from the AT&T Landing Station would be under GALC, if there was a future transfer of that land.

Executive Director Burch asked the Board how they wanted to inform the Speaker.

Chairman Eclavea stated they should afford her the courtesy of verbally letting her know of their concerns.

Vice Chairman Laguana stated they send her a memo as well.

Chairman Eclavea asked Director Burch to write the memo to the Speaker.

Secretary/Treasurer Cruz said that Attorney Toft's legal opinion should be included in the memo.

Attorney Toft stated the memo should say he agreed with Executive Director Burch's assessment that any future return of submerged lands would probably fall under Public Law No. 25-45 instead of Public Law No. 22-18.

**V. GEDA Progress Report – Presented by Mike Cruz**

*Please see attached for the full report.*

**Other Items**

**• Farmer's Cooperative Association of Guam Inc.**

- o GEDA & GALC did not receive submission of 2020 Certified Financial Statements that is due on Mar. 10, 2022.
- o FCAG is requesting for a 90-day extension due to reasons of their current tax preparer being fully booked for this tax season and is seeking another. Request was made via email on Mar. 12, 2022 from Mr. Jeffery Kosaka, FCAG Board Member and on behalf of FCAG Board.

Secretary/Treasurer Cruz said they could ask FCAG for their average gross income of the last 3 months while they work on submitting a full financial report. She said it could motivate them to submit a full report.

Chairman Eclavea stated they first address FCAG's request for a 90-day extension. He asked GEDA for their input.

Mr. Mike Cruz stated the Commission had already given them a 30-day extension. He said during those 30 days it didn't appear that they worked on the report. He said they keep finding reasons to delay the submission of their financials. He suggested the Commission grant another 30-day extension and really emphasize the seriousness of the situation.

Chairman Eclavea asked the Director about the requirement for FCAG to file with the OPA.

Executive Director Burch stated the law mentions FCAG specifically. He said they are required to submit their financial report to the OPA 45 days after their fiscal year. He stated they searched the OPA's website and could not find an audit report from FCAG. He said they were supposed to file one every year. He said he could contact the OPA about the situation.

Chairman Eclavea stated they grant FCAG another 30-day extension to submit their financial report to GALC.

Executive Director Burch stated GEDA should tell FCAG they have another 30 days to submit their audit report. He asked if the Commission needed to take a vote on granting the extension.



Chairman Eclavea asked Mr. Cruz if he needed that.

Mr. Mike Cruz stated he had a sense of what the Commission wanted to tell FCAG, which was to grant them another 30-day extension.

## **VI. OLD BUSINESS**

### **A. Farmers' Market - Financial & Audit Update**

Chairman Eclavea stated this was just covered during GEDA's Progress Report.

### **B. GEDA MOU - Investment Services Update**

Chairman Eclavea asked legal counsel if he had an update on the MOU.

Attorney Toft stated he believed the MOU had been signed. He said he needed to verify that.

### **C. Smithbridge License Request**

Executive Director Burch stated Smithbridge considered Commissioner Wessling's concerns at the previous meeting. He said Smithbridge was now offering \$8,000 to use 2 acres for 3 months to be paid in full; the original offer was \$7,200. He said Smithbridge was now offering to pay a security deposit of \$5,333.33 up front, which is 2-months' rent. He stated Smithbridge agreed to provide a basic insurance, which Attorney Toft provided input for. He said the license agreement now states the 2 acres would be used solely for a staging area for licensee's containers, chassis, and trailers. He said licensee agreed to limit the use of the property to storing and off-loading shipping containers. He said that any other use of the property would be justifiable cause for licensor to terminate the license. He stated he believed all concerns brought up in the previous meeting had been met.

Secretary/Treasurer Cruz stated the Commission is protected by the language of the short-term license.

Commissioner Rios stated he didn't see any issues with any short-term license agreement to use those 2 acres as long as the license expired before any RFP was awarded.

Commissioner Orlino asked if Smithbridge had any intention of extending the license.

Mr. Daniel Swavely stated they did not. He said they intended for the short-term license to roll over into a long-term lease for the entire acreage, not just for 2 acres.

Chairman Eclavea asked the Director and GEDA if they were advising the Board to approve the license agreement with Smithbridge.

Executive Director Burch stated that was correct.

Commissioner Rios motioned to grant Smithbridge with a short-term lease.

Attorney Toft requested the language be changed to license instead of lease.

**Corrected motion to grant Smithbridge a 3-month license to use 2 acres made by Commissioner Rios, seconded by Secretary/Treasurer Cruz. Chairman Eclavea called for a roll call vote, after which he stated the motion passed.**

**Vice Chairman Laguana approved.  
Secretary/Treasurer Cruz approved.  
Commissioner Rios approved.  
Commissioner Orlino approved.  
Chairman Eclavea approved.**

#### **D. Executive Director's Annual Evaluation**

Vice Chairman Laguana requested they go into Executive Session.

Attorney Toft stated someone would have to make a motion to go into Executive Session.

**Motion to go into Executive Session made by Vice Chairman Laguana, seconded by Secretary/Treasurer Cruz. Chairman Eclavea stated they would go into Executive Session.**

After the Executive Session, Chairman Eclavea stated they finished Executive Director Burch's evaluation and unanimously gave him a highly satisfactory approval rating. He congratulated the Director on his great review.

Executive Director Burch stated he could only do what he has done because of his outstanding staff. He thanked Joey Leon Guerrero, Cathi Blas, Mara Perez, and Andy Mendiola for their support and loyalty. He stated his success was their success.

The Commission also thanked the staff.

Time was provided for members to discuss an item not on the agenda.

## **VII. NEW BUSINESS**

**VIII. PUBLIC COMMENTS**

**IX. ANNOUNCEMENTS**

A. The Commission scheduled the next meeting for April 13, 2022.

**X. ADJOURNMENT**

A. Chairman Eclavea thanked everyone and adjourned the meeting at 3:57 p.m.

**Additional Remarks:** The summarization of the GALC Board Meeting Minutes has been approved by the board due to the shortage of GALC staff. Please refer to the Office of Public Accountability's (OPA) website for the GALC Board Meeting Minutes Audio Recording for detailed information.

**APPROVED BY:**

**DATE APPROVED:**

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**Ronald F. Eclavea, Chairman**  
Guam Ancestral Lands Commission

**TRANSCRIBED BY:**

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**Mara Perez, Administrative Aide**  
Guam Ancestral Lands Commission

**REVIEWED AND APPROVED BY:**

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**John T. Burch, Executive Director**  
Guam Ancestral Lands Commission



## MEMORANDUM

Date: March 23, 2022

To: Executive Director, Guam Ancestral Lands Commission

From: CEO / Administrator

Subject: GEDA Monthly Progress Report

### *Hafa Adai!*

The following is a progress report on GEDA's efforts to manage Land Bank Trust properties as required by Section 1(i) of the MOU between GEDA and GALC Land Bank Trust:

- **Wettengel Junction : Northern Market, LLC (NM)**

Monthly Payment	Outstanding Balance
\$ 27,854.51	\$1,182,503.14

- Total Deferred Balance (\$1,013,664.68) and Total Interest Balance (\$168,838.46) = Total outstanding balance (1,182,503.14) as of March 2022.
- Last payment made on Feb. 27, 2020. In the amount of \$40,769.63
- Northern Market on Extended 1 year Full Rent Deferral from Nov. 2021 to Oct. 2022.
- GEDA sent a letter to NM on March 08, 2022 outlining detailed specific information required for submission of their quarterly report.

- **Apra Harbor Parcel No. 1 (Commissary Junction); KwikSpace**

Monthly Payment	Outstanding Balance
\$3,949.63	\$ 0

- Tenant is current with its lease rents.

- **Apra Harbor Reservation F-12: Matson**

Monthly Payment	Outstanding Balance
\$ 27,733.00	\$ 0

- Tenant is current with its lease rents.

- **Lot Apra Harbor Reservation F-12-R2: Trans Steel**

Monthly Payment	Outstanding Balance
\$ 500.00	\$10,200.00

- Tenant on a month to month tenancy and payment plan from May 2021 to present.
- Last payment made on Feb. 3, 2022, in the amount of \$600.00

- **Tanguisson Cable Landing Station, Dededo (Lot 10192): AT&T**

Monthly Payment	Outstanding Balance
\$ 22,939.42	\$ 0

- Tenant makes regular monthly payments via EFT at the beginning of every month.
- Tenant is current with its lease rents.

#### **TIYAN PROPERTIES**

- **Guam Environmental Protection Agency (GEPA)**

Monthly Payment	Outstanding Balance
\$ 8,000.00	\$ 216,000.00

- Tenant makes regular monthly payments via EFT before the end of the month.
- Last payment made on Mar. 04, 2022

- **DPHSS (WIC)**

Monthly Payment	Outstanding Balance
\$ 8,400.00	\$ 62,699.35

- Invoices from November 2021 – February 2022 totaling \$33,600.00 have been revised and resubmitted for processing to DPHSS/WIC on February 16, 2022. Pending payments soon to be made via EFT from DOA.

#### **Other Items**

- **RFP 21-011 – For Lease and Development of Land Bank Trust Property: Lot Apra Harbor Reservations, F-12-1, portion of F-12-2, and F-12-3, Polaris Point, Piti**
  - As of 02/24/22, Ongoing lease negotiations between GEDA, GARC and Vendor.



- **Farmer's Cooperative Association of Guam Inc.**
  - GEDA & GALC did not receive submission of 2020 Certified Financial Statements that is due on Mar. 10, 2022
  - FCAG is requesting for a 90 day extension due to reasons of their current tax preparer being fully booked for this tax season and is seeking another. Request was made via email on Mar. 12, 2022 from Mr. Jeffery Kosaka, FCAG Board Member and on behalf of FCAG Board.
- **MOU btw GEDA and GALC – Investment Services**
  - MOU is currently under review, approval and signature with the AG.

Should you have any questions, please contact Tony Arriola at 647-4332. *Si Yu'as Ma'ase'* for your continued support in generating revenues for the beneficiaries of the Trust.

*Senseramente,*



**MELANIE MENDIOLA**  
CEO/ Administrator





**GUAM ANCESTRAL LANDS COMMISSION  
REGULAR MEETING MINUTES  
VIA ZOOM  
April 13, 2022 • 2:17 p.m. to 3:36 p.m.**

**I. CALL TO ORDER**

Chairman Eclavea called the virtual, regular meeting of the Guam Ancestral Lands Commission to order at 2:17 p.m. In compliance with Public Law 24-109, the Guam Ancestral Lands Commission announced the virtual meeting on Wednesday, April 6, 2022 and Monday, April 11, 2022 in the *Pacific Daily News*.

**II. ROLL CALL**

Executive Director Burch took roll call and stated they had a quorum with all commissioners present.

**Commission Members Present**

Ronald F. Eclavea, Chairman  
Ronald T. Laguana, Vice Chairman  
Maria G. Cruz, Secretary/Treasurer  
Angela M. Camacho, Commissioner  
Anita F. Orlino, Commissioner  
Jeffrey B. Rios, Commissioner  
Louisa F. Wessling, Commissioner

**Management and Staff Present**

John T. Burch, Executive Director  
Nicolas E. Toft, Legal Counsel, OAG (logged on at 3:27 p.m.)  
Catherine T. C. Blas, Administrative Officer  
Joey Leon Guerrero, Land Agent II  
Andy Mendiola, DOL Land Agent I Trainee  
Mara Perez, DOL Administrative Aide Trainee

**Also Present**

Mary Camacho, Real Property Supervisor, GEDA  
Mike Cruz, Project Manager, GEDA  
Christina Vasques, Program Coordinator I, GEDA  
Michele Anderson King  
Michael W. Anderson  
Ryan Terlaje

**III. APPROVAL OF MINUTES**

**A. March 23, 2022**

There were email difficulties after the Office of Technology (O-Tech) completed the migration to GovGuam's new Google Workplace domain.

Therefore, the Chairman tabled the approval of the March 23, 2022 minutes until the next meeting.

Executive Director Burch stated their meeting should be informational only due to their inability to live-stream following the migration to the new Google Workplace domain.

#### **IV. EXECUTIVE DIRECTOR'S REPORT**

*Please see attached for the full report with 3 attachments.*

Executive Director Burch provided updates on the following:

- **2022 Public Official Financial Disclosure Statement**  
The Executive Director reminded the commissioners of the April 22, 2022 due date for their financial disclosure statements.
- **Medical Campus**  
The Executive Director informed the commissioners that a series of meetings had been held with GEDA regarding the feasibility of building the Medical Campus on Eagles Field; he stated the meetings will conclude at the end of April.
- **Farmers' Cooperative Association of Guam (FCAG)**  
The Executive Director stated that in response to his letter (Attachment A), the Office of Public Accountability (OPA) had forwarded their request for processing.
- **GALC FY 2021 Independent Financial Audit**  
The Executive Director stated Attachments B and C are resolutions that will clean an accounting entry per the auditor's instructions. He recommended against taking action now due to their inability to live-stream.  
  
The Chairman asked the Executive Director to submit at the next meeting a simple graphic of what had occurred during the independent audit.
- **GEDA/GALC Investment Services MOU**  
The Executive Director stated the MOU is at the Governor's Office awaiting signatures.
- **RFP 21-011-Polaris Point**  
The Executive Director stated they have hammered out the lease for the 13 acres at Polaris Point. He said after it is reviewed by legal counsel, it will be presented to the Commission in about 4 weeks.

Commissioner Camacho asked about another matter. She asked about Bill No. 277-36 (COR).

Executive Director Burch stated the Bill is of concern to GALC. Should the bill become law, the CHamoru Land Trust Commission (CLTC) will receive all lease proceeds from the submerged land off-shore from the AT&T Landing Station. But should the submerged property be transferred to GovGuam, GALC would own it.

He explained that the submerged land is currently listed as a potential transfer in the Department of the Navy's Net Negative Inventory of land parcels on Guam. He stated Attorney Toft agreed with his assessment at the previous meeting. He said, AT&T currently leases property from GALC and any lease proceeds from that submerged easement should go to GALC should the property be returned.

Chairman Eclavea asked Commissioner Camacho whether she had a conflict of interest in this matter.

Commissioner Camacho stated there was no action being taken. She said she was asking for clarification on the matter.

**V. GUAM ECONOMIC DEVELOPMENT AUTHORITY (GEDA)  
Progress Report – Presented by Christina Vasques**

*Please see attached for the full report.*

Ms. Vasques introduced herself as the newest member of the Real Property Division at GEDA. She stated she would be working alongside Tony Arriola on matters concerning GALC. She reported on the properties currently being leased, including Wettengel Junction: Northern Market, LLC (NM).

Secretary/Treasurer Cruz asked if Northern Market had submitted plans showing how they'll pay off their outstanding balance. She stated the Commission needed a clear picture of how they would get paid.

Ms. Vasques stated Northern Market's next quarterly report would give more information.

Commissioner Camacho stated Northern Market's first quarterly report was unsatisfactory. She stated they had asked for a more detailed report. She asked if a more detailed report had ever been sent to the Commission.

Mr. Mike Cruz stated he wasn't sure if GEDA had sent the Commission a copy of the letter they had sent to Northern Market, which addressed the Commission's concerns about their first quarterly report.

Commissioner Camacho stated they did receive a copy of that letter to Northern Market. She asked if Northern Market had submitted a revised first quarterly report.

Mr. Mike Cruz stated they had not requested Northern Market to amend their first report, but to submit a more detailed report in May.



Ms. Vasques concluded her presentation with information on RFP 21-011; the Polaris Point license agreement with Smithbridge Guam; FCAG's 90-day extension request; and the Investment Services MOU between GEDA and GALC.

Commission members also discussed the 3 properties in Tiyan not currently in use. Commissioner Rios asked if GEDA would be able to look into having the properties cleaned up. He stated they were in a bad state.

Executive Director Burch stated this was discussed over a year ago, but had been sidetracked by the pandemic. He said they had completed the map for those properties, which had been turned over to GEDA. He stated the Commission back then had approved having GEDA look into repairs and cleanup of the property and the three buildings. He stated it was a matter of making it a priority again.

The Chairman agreed and asked GEDA for input.

Mr. Mike Cruz stated they had been asked to clarify the boundary of the properties. He said the whole idea had been to issue an RFP with the intent to lease the properties, but that the Commission decided to pull back all RFPs. He said he couldn't recall why that decision was made. He stated that subsequently GEDA was told to issue RFPs only for Nimitz and Polaris. He said he believed GEDA had been asked to issue an RFP for the Tiyan property, but then it was changed to the point that they were not able to issue an RFP for the property. He stated GEDA didn't take the matter any further other than clarifying the boundary with Land Management, which he said Tony Arriola did.

The Chairman stated he didn't recall trying to issue an RFP with the Tiyan property. He said they should look into the possibility of developing the properties.

Executive Director Burch said he remembered the Commission asking GEDA to move forward with the Tiyan property, but that the direction to go was unclear.

The Chairman suggested they put this matter on the agenda for the next meeting.

Attorney Toft logged on at approximately 3:27 p.m. He clarified the rule regarding live-streaming. He stated live-streaming the meeting was a requirement before any action could be taken.

## **VI. OLD BUSINESS**

### **A. Farmers' Market - Financial & Audit Update**

This was covered in the Executive Director's Report and in GEDA's Progress Report.

### **B. GEDA MOU - Investment Services Update**

This was covered in the Executive Director's Report and in GEDA's Progress Report.

### **C. Smithbridge License Request**

This was covered in GEDA's Progress Report.

## **VII. NEW BUSINESS**

There was no new business.

**VIII. PUBLIC COMMENTS**

Michele Anderson King, Michael W. Anderson, and Ryan Terlaje wanted to comment on the Fena Lake property, but were unable to secure a video and audio link. Therefore, Chairman Eclavea advised them to contact GALC's office. Staff provided them with the office phone number and email address.

**IX. ANNOUNCEMENTS**

A. The Commission scheduled the next meeting for April 27, 2022.

**X. ADJOURNMENT**

A. Chairman Eclavea thanked everyone and adjourned the meeting at 3:36 p.m.

**Additional Remarks:** Please refer to the Office of Public Accountability's (OPA) website for the GALC Board Meeting Minutes Audio Recording for detailed information.

**APPROVED BY:**

**DATE APPROVED:**

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Ronald F. Eclavea, Chairman  
Guam Ancestral Lands Commission

**SUBMITTED BY:**

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Mara Perez, Administrative Aide  
Guam Ancestral Lands Commission

**REVIEWED AND APPROVED BY:**

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John T. Burch, Executive Director  
Guam Ancestral Lands Commission

## MEMORANDUM

**Date:** April 13, 2022  
**To:** All Members, Guam Ancestral Lands Commission  
**From:** Executive Director  
**Re:** Executive Director's Report

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The following are updates for the Guam Ancestral Lands Commission.

### **2022 Public Official Financial Disclosure Statement:**

Your 2022 Financial Disclosure Statement report for Calendar Year 2021 is due to the Guam Election Commission no later than the end of business day, **Friday, April 22, 2022.**

Your original signatures are required on these forms. Digital or electronic signatures are not allowed.

The completed forms are to be submitted to the Guam Election Commission, Suite 202, Oka Building 241 Farenholt Avenue, Tamuning.

### **Medical Campus:**

At the direction of the Governor, GALC and GEDA have held a series of meetings that started last week and is expected to conclude by the end of this month regarding the feasibility of building the Medical Campus on 102 acres located in the Eagles Field area. These meetings are with the landowners and/or their representatives to gain their perspective on building the Medical Campus on their ancestral lands.

### **Farmers' Cooperative Association of Guam (FCAG):**

A letter was sent to the OPA requesting for the Farmers' Cooperative Association of Guam FY 2020 audit Report. The OPA responded that although they are not responsible for Financial Audits of nongovernment organizations (NGO) they are authorized to conduct Performance Audits of any entity receiving government funds. The FCAG is such an NGO. The OPA forwarded our request to his audit team for processing.

**Attachment A:** Letter to OPA requesting FCAG FY 2020 Audit Report

### **GALC FY 2021 Independent Financial Audit:**

April 6, 2022, the Office of Public Accountability released financial statements prepared by independent auditors Deloitte and Touche, LLP which issued an unmodified, clean opinion on the Guam Ancestral Lands Commission for Fiscal Year 2021.

GALC closed FY 2021 with an increase of \$333K or 82% net change in fund balance (net income). This resulted in a \$738K or 5% gain in the overall fund balance of \$14.6M compared to FY 2020's ending balance of \$13.9M.

Total revenues of \$1.3M increased by \$402K (45%), from \$899K in FY 2020. This was due to the \$333K increase of interest income earned on the GALC's time certificates of deposit and the \$101K increase in lease rentals revenues.

Increases in expenditures were approximately \$70,000 more in FY 2021 than FY 2020. This increase was primarily due to roof repairs of the GEPA Building in Tiyan.

It was noted that there are potential revenues not being collected as GALC recorded \$2.4M in lease rental receivables, which included \$978K in deferred rental payments and \$805K in delinquent lease rental payments. In FY 2021, \$2.1M of total receivables were determined uncollectible.

In the financial statements we noted an accounting entry that needs to be cleaned so the Quick Book entries can be balanced out to prevent this issue from being noted in future audits.

During the audit process of FY 2020, the auditors noted a Finding of Potential Non-Compliance with Public Law 34-108 due to funds from the AT&T settlement and lease proceeds being deposited into the GALC Survey, Infrastructure, and Development Fund. As a result, \$4,511,038.97, from the GALC SIDF (Account 0102) was transferred to the Land Bank Trust Fund (Account 0100).

However, during the FY 2021 audit process, the auditor stated that the cash transfer of \$4,511,039 exceeded the required reimbursement amount of \$4,432,401 by \$78,638 and recommended the Commission rectify this matter through a cash transfer from the Land Bank Trust Fund to the SIDF. Additionally, the auditor identified a potential noncompliance with Public Law 34-108 and recommended the transfer of \$117,955 from the SIDF to the Land Bank Trust Fund.

Lastly, we recently discovered Check No. 46118 in the amount of \$39,318.17 for the months of October and November 2019 from the AT&T lease proceeds was deposited into the SIDF that should have been deposited into the Land Bank Trust Fund.

This is an accounting entry that needs to be cleaned so the Quick Book entries can be balanced out to prevent this issue from being noted in future audits. We have prepared two resolutions for your review and approval. One resolution will transfer funds from the Land Bank Trust fund to the SIDF and the other will transfer funds from the SIDF to the Land Bank Trust Fund.

**Attachment B:** GALC Resolution No. 2022-005

**Attachment C:** GALC Resolution No. 2022-006

**GEDA/GALC Investment Services MOU:**

Is still out circulating for review and signatures.

**RFP 21-011- Polaris Point:**

Lease negotiations are ongoing.

Thank you for the opportunity to present this update. Please let me know if further information is required.





**KUMISION I TĀNO' SAINA-TA**  
(Guahan Ancestral Lands Commission)



LOURDES A. LEON GUERRERO  
Maga'haga

JOSEPH P. TENDRIO  
Siguntan Maga'haga

JOHN T. BURCH  
Executive Director

April 11, 2022

Benjamin J. F. Cruz  
Public Auditor  
Guam Office of Public Accountability  
Suite 401 DNA Building  
238 Archbishop Flores Street  
Hagåtña, Guam 96910

**RE: Request for Farmers' Cooperative Association of Guam FY 2020 Audit Report**

Håfa Adai Public Auditor Cruz,

The Guam Ancestral Lands Commission (GALC) Board of Commissioners at their March 23, 2022 meeting instructed me to submit a request to your office for the Farmers' Cooperative Association of Guam (FCAG) FY 2020 Audit Report. Our search of the OPA's website for the FCAG's financial audits yielded no results.

For over a year, the GALC has asked the FCAG to provide it with a financial report to determine the amount of rent that is owed for the use of Lot No. 10155-1 in the municipality of Dededo. Public Law 32-23 granted the FCAG a lease for the use of Lot No. 10155-1, which states (among other items):

- Initial term of use is for 25 years with an automatic renewal of 25 years
- After the initial seven (7) years of the term, the Association is to remit:
  - \$1/year per annum
  - 2% of gross income from the previous year
  - Fee will increase 1% every 5 years, to a maximum of 5%
- The Association shall be subject to an annual audit by the Office of Public Accountability.

The GALC functions as a fiduciary for the GALC Land Bank Trust and is at risk of criticism that it is not performing its fiduciary responsibility by allowing a tenant to utilize trust property without compensation.

On behalf of the Guam Ancestral Lands Commission Board of Commissioners, thank you for your assistance with providing us with any financial information that you may have on the Farmers' Cooperative Association of Guam for FY 2020.

Lin Dangko'lo na Si Yu'os Ma'åse',

John T. Burch

**BOARD OF COMMISSIONERS**

LOURDES A. LEON GUERRERO  
Maga'haga

JOSEPH P. TENDRIO  
Siguntan Maga'haga

Maria E. Cruz  
Municipal Maga'haga

Angela M. Camacho  
Municipal Maga'haga

ADRIAN L. LINDO  
Commissioner

Jeffrey B. Bala  
Commissioner

Lorena F. Weisberg  
Commissioner

Street Address:  
530 S. Marine Corps Drive  
Suite 312 (TC Building)  
Tamuning, GU 96913

Mailing Address:  
P.O. Box 2950  
Hagåtña, GU 96912

Website:  
<http://www.guam.gov>

E-mail Address:  
[acmc@galcc.guam.gov](mailto:acmc@galcc.guam.gov)

Telephone:  
(671) 649-LAND (5263)  
ext. 881

Facsimile:  
671-649-5383





## GUAM ANCESTRAL LANDS COMMISSION

RESOLUTION NO. 2022-005

**FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM  
ANCESTRAL LANDS COMMISSION "LAND BANK TRUST  
FUND" AND "SURVEY, INFRASTRUCTURE, AND  
DEVELOPMENT FUND" INSTRUCTIONS TO COAST 360  
FEDERAL CREDIT UNION**

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-One Cents (\$78,636.31) in the *Trust for Guam Ancestral Lands Commission* from the *Land Bank Trust Fund* (Account 0100) to the *Survey, Infrastructure, and Development Fund* (Account 0102);

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from the *Land Bank Trust Fund* (Account 0100) to the *Survey, Infrastructure, and Development Fund* (Account 0102) Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-One Cents (\$78,636.31)

**SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY / TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.**

Date: \_\_\_\_\_

\_\_\_\_\_  
RONALD F. ECLAVEA, Chairperson

\_\_\_\_\_  
MARIA G. CRUZ, Secretary/Treasurer

\_\_\_\_\_  
JOHN T. BURCH, Executive Director



## GUAM ANCESTRAL LANDS COMMISSION

RESOLUTION NO. 2022-006

**FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM  
ANCESTRAL LANDS COMMISSION "SURVEY,  
INFRASTRUCTURE, AND DEVELOPMENT FUND" AND  
"LAND BANK TRUST FUND" INSTRUCTIONS TO COAST  
360 FEDERAL CREDIT UNION**

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Eight Cents (\$117,954.48) in the *Trust for Guam Ancestral Lands Commission from the Survey, Infrastructure, and Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100).

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from the *Survey, Infrastructure, and Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100) in the amount One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Eight Cents (\$117,954.48).

**SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY / TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.**

Date: \_\_\_\_\_

RONALD F. ECLAVEA, Chairperson

MARIA G. CRUZ, Secretary/Treasurer

JOHN T. BURCH, Executive Director

**MEMORANDUM**

**Date:** April 11, 2022

**To:** Executive Director, Guam Ancestral Lands Commission

**From:** Acting Deputy Administrator

**Subject:** GEDA Monthly Progress Report

*Hafa Adai!*

The following is a progress report on GEDA's efforts to manage Land Bank Trust properties as required by Section 1(i) of the MOU between GEDA and GALC Land Bank Trust:

- **Wettengel Junction : Northern Market, LLC (NM)**

Monthly Rent	Outstanding Balance
\$ 27,854.51	\$1,220,494.31

- Total Deferred Balance (\$1,041,519.19) and Total Interest Balance (\$178,975.12) = Total outstanding balance (\$1,220,494.31) as of March 31, 2022.
- Last payment made on Feb. 27, 2020, in the amount of \$40,769.63
- Northern Market on Extended 1 year Full Rent Deferral from Nov. 2021 to Oct. 2022.
- Next quarterly report due on May 10, 2022

- **Apra Harbor Parcel No. 1 (Commissary Junction): KwikSpace**

Monthly Rent	Outstanding Balance
\$3,949.63	\$ 0

- Tenant is current with its lease rents.

- **Apra Harbor Reservation F-12: Matson**

Monthly Rent	Outstanding Balance
\$ 27,733.00	\$ 27,733.00

- Last payment received was on April 11, 2022.



• **Lot Apra Harbor Reservation F-12-R2: Trans Steel**

Monthly Rent	Outstanding Balance
\$ 500.00	\$9,900.00

- Tenant on a month to month tenancy and payment plan from May 2021 to present.
- Last payment made on April 04, 2022. In the amount of \$800.00

• **Tanguisson Cable Landing Station, Dededo (Lot 10192): AT&T**

Monthly Rent	Outstanding Balance
\$ 22,939.42	\$ 0

- Tenant makes regular monthly payments via EFT at the beginning of every month.
- Tenant is current with its lease rents.

• **Lot Apra Harbor Reservation F-12 Polaris Point: Smithbridge Guam**

Limited Term Full Payment	Outstanding Balance
\$ 8,000.00	\$0

- Tenant on a limited term license agreement to commence on April 01, 2022 and end at midnight on June 30, 2022.
- License agreement full balance was received on April 04, 2022.
  - Security Deposit and rental payment for full license term

**TIYAN PROPERTIES**

• **Guam Environmental Protection Agency (GEPA)**

Monthly Rent	Outstanding Balance
\$ 8,000.00	\$ 224,000.00

- Tenant makes regular monthly payments via EFT before the end of the month.
- Last payment made on Mar. 03, 2022

• **DPHSS (WIC)**

Monthly Rent	Outstanding Balance
\$ 8,400.00	\$ 29,099.35

- Last payment was made on April 01, 2022.
- Certification of Funds has been updated and signed by GALC and GEDA. Originals have been delivered to WIC for signatures.

**Other Items**

- **RFP 21-011 – For Lease and Development of Land Bank Trust Property: Lot Apra Harbor Reservations, F-12-1, portion of F-12-2, and F-12-3, Polaris Point, Piti**
  - As of 03/11/22, Ongoing lease negotiations between GEDA, GALC and Vendor.



- **LICENSE AGREEMENT – Polaris Point**
  - Limited term license agreement for rental of two (2) acres for three (3) months between GALC and Smithbridge Guam.
  - License period commenced on April 01, 2022 and ends on June 30, 2022
- **Farmer's Cooperative Association of Guam Inc.**
  - FCAG requested a 90-day extension on the submittal of 2020 Certified Financial Statements. On March 23, GALT Commission approved a 30-day extension, requiring the financial report to be submitted no later than April 22, 2022.
  - GEDA sent a letter to Mr. Kosaka informing him of the decision and due date.
- **MOU btw GEDA and GALT – Investment Services**
  - MOU is currently under review, approval and signature with the AG.

Should you have any questions, please contact us at 671-647-4332. *Si Yu'as Ma'ase'* for your continued support in generating revenues for the beneficiaries of the Trust.

*Sensera mente,*



**ED CAMACHO**

Acting Deputy Administrator



## MEMORANDUM

**Date:** April 27, 2022  
**To:** All Members, Guam Ancestral Lands Commission  
**From:** Executive Director  
**Re:** Executive Director's Report

---

The following are updates for the Guam Ancestral Lands Commission.

### Medical Campus:

At the direction of the Governor, GALC and GEDA continue to have meetings regarding the feasibility of building the Medical Campus on 102 acres located in the Eagles Field area. These meetings are with the landowners and/or their representatives to gain their perspective on building the Medical Campus on their ancestral lands.

### Bill No. 277-36 (COR)

The Speaker informed us at the Public Hearing on Bill No. 277-36 (COR), held last Friday, that she will resolve our concern over the ownership status of the submerged lands off-shore from the AT&T Corporation by removing the legislative intent of the Bill that cites an informational memo from the Attorney General of Guam states that lease proceeds from all submerged lands will go to the Chamorro Land Trust Commission.

### Farmers' Cooperative Association of Guam (FCAG):

What we received from the Farmers' Cooperative Association of Guam is an Income Statement for the Calendar Year 2020 submitted by the FCAG President.

An income statement shows the costs and expenses associated with earning revenue. The literal "bottom line" of the statement usually shows the company's net earnings or losses. This is the first thing we look at if we want to assess a company's profitability.

The first item on the FCAG Income Statement appears to show the total amount of funds reportedly brought in from what appears to be sales of products or services and rental of facilities for a total of \$162,245.

The next item is the amount of funds the FCAG reportedly spent to produce the goods or services it sold during Calendar Year 2020. These expenses identify both the costs of sales and operating expenses totaling \$186,050.

For Calendar Year 2020, the FCAG Income Statement shows a net loss of \$23,805.

I was surprised that depreciation and amortization was not included as an expense. Depreciation and amortization takes into account the wear and tear on assets, such as machinery, tools and furniture, which are used over the long term. Companies spread the cost of these assets over the periods they are used.



Without an independent audit of the FCAG, it would be difficult to validate their report. We were informed that the FCAG had hired an auditor or accountant to prepare this report. I recommend the Commission request the FCAG submit the Certified Financial Statements for Calendar Year 2020 along with the credentials of the individual who prepared them.

The three core financial statements usually prepared are:

Income Statement - shows the company's net earnings or losses over a specific time period,

Balance Sheet - shows the company's assets and liabilities, at a specific point in time,

Cash Flow Statement - shows the changes in a company's cash position during a fiscal period.

**Attachment A: FCAG Income Statement**

**GALC FY 2021 Independent Financial Audit:**

April 6, 2022, the Office of Public Accountability released financial statements prepared by independent auditors Deloitte and Touche, LLP which issued an unmodified, clean opinion on the Guam Ancestral Lands Commission for Fiscal Year 2021.

GALC closed FY 2021 with an increase of \$333K or 82% net change in fund balance (net income). This resulted in a \$738K or 5% gain in the overall fund balance of \$14.6M compared to FY 2020's ending balance of \$13.9M.

Total revenues of \$1.3M increased by \$402K (45%), from \$899K in FY 2020. This was due to the \$333K increase of interest income earned on the GALC's time certificates of deposit and the \$101K increase in lease rentals revenues.

Increases in expenditures were approximately \$70,000 more in FY 2021 than FY 2020. This increase was primarily due to roof repairs of the GEPA Building in Tiyan.

It was noted that there are potential revenues not being collected as GALC recorded \$2.4M in lease rental receivables, which included \$978K in deferred rental payments and \$805K in delinquent lease rental payments. In FY 2021, \$2.1M of total receivables were determined uncollectible.

In the financial statements we noted an accounting entry that needs to be cleaned so the Quick Book entries can be balanced out to prevent this issue from being noted in future audits.

During the audit process of FY 2020, the auditors noted a Finding of Potential Non-Compliance with Public Law 34-108 due to funds from the AT&T settlement and lease proceeds being deposited into the GALC Survey, Infrastructure, and Development Fund. As a result, \$4,511,038.97, from the GALC SIDF (Account 0102) was transferred to the Land Bank Trust Fund (Account 0100).

However, during the FY 2021 audit process, the auditor stated that the cash transfer of \$4,511,039 exceeded the required reimbursement amount of \$4,432,401 by \$78,638 and recommended the Commission rectify this matter through a cash transfer from the Land Bank Trust Fund to the SIDF. Additionally, the auditor identified a potential noncompliance with Public Law 34-108 and recommended the transfer of \$117,955 from the SIDF to the Land Bank Trust Fund.



Lastly, we recently discovered Check No. 46118 in the amount of \$39,318.17 for the months of October and November 2019 from the AT&T lease proceeds was deposited into the SIDF that should have been deposited into the Land Bank Trust Fund.

This is an accounting entry that needs to be cleaned so the Quick Book entries can be balanced out to prevent this issue from being noted in future audits. We have prepared two resolutions for your review and approval. One resolution will transfer funds from the Land Bank Trust fund to the SIDF and the other will transfer funds from the SIDF to the Land Bank Trust Fund.

**Attachment B:** GALC Resolution No. 2022-005

**Attachment C:** GALC Resolution No. 2022-006

**Attachment D:** AT&T Ledger

**GEDA/GALC Investment Services MOU:**

Is still out circulating for review and signatures.

Thank you for the opportunity to present this update. Please let me know if further information is required.



Farmers Cooperative Association of Guam  
 144 W Santa Monica Ave., Deddo GU 96929  
[fcaguam@gmail.com](mailto:fcaguam@gmail.com)

Guam Economic Development Authority  
 Guam Ancestral Land Commission

Hafa Adai and Buenas Ms. Mendiola and R. Burke,

Below is the Farmers Cooperative Association of Guam's financial report for calendar 2020.

Income:

Non-Facility	\$124,226
Facility Use	<u>38,019</u>
Total Income	162,245

Expenses:

Produce	153,099
Salary	16,074
Water	6,799
Power	9,328
Supplies/Misc	<u>750</u>
	186,050
Net Gain/Loss	<u>\$ (23,805)</u>



If you have any questions, please call Kathrina Reyes at 671-797-1844.

Si Yu'us Ma'ase,

  
 Michael E.D. Aguon  
 FCAG President



**GUAM ANCESTRAL LANDS COMMISSION**

**RESOLUTION NO. 2022-005**

***FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM  
ANCESTRAL LANDS COMMISSION "LAND BANK TRUST  
FUND" AND "SURVEY, INFRASTRUCTURE, AND  
DEVELOPMENT FUND" INSTRUCTIONS TO COAST 360  
FEDERAL CREDIT UNION***

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-Two Cents (\$78,636.32) in the *Trust for Guam Ancestral Lands Commission* from the *Land Bank Trust Fund* (Account 0100) to the *Survey, Infrastructure, and Development Fund* (Account 0102).

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from the *Land Bank Trust Fund* (Account 0100)

to the *Survey, Infrastructure, and Development Fund* (Account 0102) Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-Two Cents (\$78,636.32).

***SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY / TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.***

Date: \_\_\_\_\_

\_\_\_\_\_  
RONALD F. ECLAVEA, Chairperson

\_\_\_\_\_  
MARIA G. CRUZ, Secretary/Treasurer

\_\_\_\_\_  
JOHN T. BURCH, Executive Director





**GUAM ANCESTRAL LANDS COMMISSION**

**RESOLUTION NO. 2022-006**

***FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM  
ANCESTRAL LANDS COMMISSION "SURVEY,  
INFRASTRUCTURE, AND DEVELOPMENT FUND" AND  
"LAND BANK TRUST FUND" INSTRUCTIONS TO COAST  
360 FEDERAL CREDIT UNION***

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Nine Cents (\$117,954.49) in the *Trust for Guam Ancestral Lands Commission* from *the Survey, Infrastructure, and Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100).

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from *the Survey, Infrastructure, and*

*Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100) in the amount One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Nine Cents (\$117,954.49).

***SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY / TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.***

Date: \_\_\_\_\_

\_\_\_\_\_  
RONALD F. ECLAVEA, Chairperson

\_\_\_\_\_  
MARIA G. CRUZ, Secretary/Treasurer

\_\_\_\_\_  
JOHN T. BURCH, Executive Director

## AT&amp;T INITIAL TRANSFER TO LAND BANK

Invoice Date	Invoice #	Description	Check Date	Check #	Check Amount
11/8/2019	BOG1082019	Back Rent (Settlement)	11/12/2019	46073	\$4,196,493.69
11/21/2019	BOG11212019	Oct & Nov 2019 Lease	12/5/2019	46118	Missed Filed
1/6/2020	BOG01062020	Dec 2019 & Jan 2020 Lease	1/27/2020	46224	\$ 39,318.16
2/4/2020	BOG02042020	February 2020 Lease	2/13/2020	46260	\$ 19,659.08
6/6/2020	BOG03032020	March 2020 Lease	6/12/2020	46417	\$ 19,659.08
6/9/2020	BOG05042020	May 2020 Lease	6/12/2020	46419	\$ 19,659.08
6/9/2020	BOG04032020	April 2020 Lease	6/12/2020	46418	\$ 19,659.08
7/13/2020	BOGGU07062020	July 2020 Lease	7/17/2020	46464	\$ 19,659.08
7/13/2020	BOGGU06032020	June 2020 Lease	7/17/2020	46463	\$ 19,659.08
8/4/2020	BOGGU08042020	August 2020 Lease	11/6/2020	46602	\$ 19,659.08
9/30/2020	BOGGU09032020	September 2020 Lease	11/6/2020	46603	\$ 19,659.08
10/5/2020	BOG 10052020	October 2020 Lease	11/27/2020	46633	\$ 19,659.08
11/4/2020	BOG 11042020	November 2020 Lease	11/27/2020	46634	\$ 19,659.08
12/30/2020	BOGGU12032020	December 2020 Lease	1/11/2021	46672	\$ 19,659.08
1/5/2021	BOG01052021	January 2021 Lease	2/10/2021	46707	\$ 19,659.08
2/3/2021	BOG02032021	February 2021 Lease	2/10/2021	46707	\$ 19,659.08
3/3/2021	BOGGU03032021	March 2021 Lease	3/15/2021	46745	\$ 19,659.08
				<b>Total</b>	<b>\$4,511,038.97</b>

## AT&amp;T AUDIT RECOMMENDATION TRANSFER FROM LAND BANK TO SIDE

Invoice Date	Invoice #	Description	Check Date	Check #	Check Amount
12/30/2020	BOGGU12032020	December 2020 Lease	1/11/2021	46672	\$ 19,659.08
1/5/2021	BOG01052021	January 2021 Lease	2/10/2021	46707	\$ 19,659.08
2/3/2021	BOG02032021	February 2021 Lease	2/10/2021	46707	\$ 19,659.08
3/3/2021	BOGGU03032021	March 2021 Lease	3/15/2021	46745	\$ 19,659.08
				<b>Total</b>	<b>\$ 78,636.32</b>



**AT&T AUDIT RECOMMENDATION TRANSFER FROM SIDE TO LAND BANK**

Invoice Date	Invoice #	Description	Check Date	Check #	Check Amount
11/21/2019	BOG11212019	Oct & Nov 2019 Lease	12/5/2019	46118	\$ 39,318.17
12/30/2020	BOGGU12032020	December 2020 Lease	1/11/2021	46672	\$ 19,659.08
1/5/2021	BOG01052021	January 2021 Lease	2/10/2021	46707	\$ 19,659.08
2/3/2021	BOG02032021	February 2021 Lease	2/10/2021	46707	\$ 19,659.08
3/3/2021	BOGGU03032021	March 2021 Lease	3/15/2021	46745	\$ 19,659.08
		<b>Total</b>			<b>\$ 117,954.49</b>

**AT&T TOTAL LEASE PROCEEDS**

Invoice Date	Invoice #	Description	Check Date	Check #	Check Amount
11/8/2019	BOG1082019	Back Rent (Settlement)	11/12/2019	46073	\$4,196,493.69
11/21/2019	BOG11212019	Oct & Nov 2019 Lease	12/5/2019	46118	\$ 39,318.17
1/6/2020	BOG01062020	Dec 2019 & Jan 2020 Lease	1/27/2020	46224	\$ 39,318.16
2/4/2020	BOG02042020	February 2020 Lease	2/13/2020	46260	\$ 19,659.08
6/6/2020	BOG03032020	March 2020 Lease	6/12/2020	46417	\$ 19,659.08
6/9/2020	BOG05042020	May 2020 Lease	6/12/2020	46419	\$ 19,659.08
6/9/2020	BOG04032020	April 2020 Lease	6/12/2020	46418	\$ 19,659.08
7/13/2020	BOGGU07062020	July 2020 Lease	7/17/2020	46464	\$ 19,659.08
7/13/2020	BOGGU06032020	June 2020 Lease	7/17/2020	46463	\$ 19,659.08
8/4/2020	BOGGU08042020	August 2020 Lease	11/6/2020	46602	\$ 19,659.08
9/30/2020	BOGGU09032020	September 2020 Lease	11/6/2020	46603	\$ 19,659.08
10/5/2020	BOG 10052020	October 2020 Lease	11/27/2020	46633	\$ 19,659.08
11/4/2020	BOG 11042020	November 2020 Lease	11/27/2020	46634	\$ 19,659.08
12/30/2020	BOGGU12032020	December 2020 Lease	1/11/2021	46672	\$ 19,659.08
1/5/2021	BOG01052021	January 2021 Lease	2/10/2021	46707	\$ 19,659.08
2/3/2021	BOG02032021	February 2021 Lease	2/10/2021	46707	\$ 19,659.08
3/3/2021	BOGGU03032021	March 2021 Lease	3/15/2021	46745	\$ 19,659.08
		<b>Total</b>			<b>\$4,550,357.14</b>



MEMORANDUM

Date: April 27, 2022

To: Executive Director, Guam Ancestral Lands Commission

From: CED / Administrator

Subject: GEDA Monthly Progress Report

*Hafa Adai!*

The following is a progress report on GEDA's efforts to manage Land Bank Trust properties as required by Section 1(i) of the MOU between GEDA and GALC Land Bank Trust:

• Wetengel Junction : Northern Market, LLC (NM)

Monthly Rent	Outstanding Balance
\$ 27,854.51	\$1,220,494.31

- Total Deferred Balance (\$1,041,519.19) and Total Interest Balance (\$178,975.12) = Total outstanding balance (\$1,220,494.31) as of April 2022.
- Northern Market on Extended 1 year Full Rent Deferral from Nov. 2021 to Oct. 2022.
- Next quarterly report due on May 10, 2022. Reminder sent to Tenant on April 19, 2022 via email.

• Apra Harbor Parcel No. 1 (Commissary Junction): KwikSpace

Monthly Rent	Outstanding Balance
\$3,949.63	\$ 0

- Tenant is current with its lease rents.

• Apra Harbor Reservation F-12: Matson

Monthly Rent	Outstanding Balance
\$ 27,733.00	\$ 27,733.00

- Last payment received on April 11, 2022

• **Lot Apra Harbor Reservation F-12-R2: Trans Steel**

Monthly Rent	Outstanding Balance
\$ 500.00	\$9,900.00

- Tenant on a month to month tenancy and payment plan from May 2021 to present.
- Last payment received on April 04, 2022 in the amount of \$800.00

• **Tanguisson Cable Landing Station, Dededo (Lot 10192): AT&T**

Monthly Rent	Outstanding Balance
\$ 22,939.42	\$ 0

- Tenant makes regular monthly payments via EFT at the beginning of every month.
- Tenant is current with its lease rents.

• **Lot Apra Harbor Reservation F-12 Polaris Point: Smithbridge Guam**

Limited Term Full Payment	Outstanding Balance
\$ 13,333.33	\$0

- Tenant on a limited term license agreement for rental of two (2) acres for three (3) months to commence on April 01, 2022 and end at midnight on June 30, 2022.
- License agreement full balance was received on April 04, 2022.
  - Security Deposit (\$5,333.33) and rental payment (\$8,000.00) for full license term.

**TIYAN PROPERTIES**

• **Guam Environmental Protection Agency (GEPA)**

Monthly Rent	Outstanding Balance
\$ 8,000.00	\$ 216,000.00

- Tenant makes regular monthly payments via EFT before the end of the month.
- Last payment received on April 19, 2022

• **DPHSS (WIC)**

Monthly Rent	Outstanding Balance
\$ 8,400.00	\$ 29,099.35

- Last payment received on April 04, 2022

**Other Items**

- **RFP 21-011 – For Lease and Development of Land Bank Trust Property: Lot Apra Harbor Reservations, F-12-1, portion of F-12-2, and F-12-3, Polaris Point, Piti**
  - As of 04/13/22, Ongoing lease negotiations between GEDA, GALC and Vendor.



- Farmer's Cooperative Association of Guam Inc.
  - FCAG submitted their 2020 official financial report to GEDA on April 22, 2022. Financial report indicates total gross income of \$162,245.00. Pursuant to Section 681101 of Title 21 GCA, FCAG is to remit 2% of gross income from the previous year (2020) after the initial term of seven (7) years plus \$1.00 per annum. Based on their reported income, total rental and per annum balance due to GALC is \$3,245.90 for FY 2021.
- MOU btw GEDA and GALC – Investment Services
  - MOU is currently under review, approval and signature with the AG.

Should you have any questions, please contact us at 671-647-4332. *Si Yu'os Ma'ase'* for your continued support in generating revenues for the beneficiaries of the Trust.

*Senseramente,*  
  
MELANIE MENDIOLA  
CEO / Administrator



BAUMANN, KONDAS AND XU, LLC

ATTORNEYS AT LAW

SUITE 903, BNA BUILDING  
238 ARCHBISHOP FLORES STREET  
HAGATÑA, GUAM 96910

TELEPHONE  
(671) 477-0084  
TELECOPIER  
(671) 477-0087

E-MAIL  
Ladd.Baumann@baumkxguam.com

LADD A. BAUMANN  
NARA E. KONDAS  
NELSON A. XU  
SHANE F.T. BLACK

November 1, 2021

Ancestral Lands Commission  
Executive Director John Burch  
590S Marine Corps Drive  
ITC BLdg, Suite 312  
Tamuning, Guam 96913

Delivered via Email to [admin@algc.guam.gov](mailto:admin@algc.guam.gov)

**Re: Amending Deed for 2<sup>nd</sup> portion of Lot No. 2458, Eda Agaga, Barrigada Guam**

Dear Director Burch,

I represent the Estate of Antonia Blas Calvo. I am writing to ask you to amend a Quitclaim Deed executed by the Ancestral Lands Commission on October 26, 2012, which was made in error because there was a failure to consider a September 25, 1959 Order made by the Island Court of Guam under Probate of Will No. 70-56 for Joaquin Taitano Blas distributing assets related to Lot No. 2458, Eda Agaga, Barrigada, Guam to the heirs of the Estate of Antonia Blas Calvo. A copy of this document was recorded with the Department of Land Management on October 5, 1959 under Instrument No. 37111.

The first portion of the above reference property was returned by the Ancestral Lands Commission in portions. The first portion was in fact returned the Estate of Antonia Blas Calvo by Quitclaim deed executed on June 18, 2004 and recorded with the Department of Land Management on June 21, 2004 under Instrument No. 694354. The deed for this portion is accurate and was made in consideration of the Order for Probate of Will issued by the Island Court of Guam.

Subsequently, a second portion of the same property was returned by the Ancestral Lands Commission by Quitclaim Deed executed on October 26, 2012 and recorded at the Department of Land Management the same date under Instrument No. 843440. However, the Order for Probate of Will issued by the Island Court of Guam with regard of Joaquin Taitano Blas granting assets related to this property to the heirs of the Estate of Antonia Blas Calvo was not properly considered and the deed was issued to the estate of Joaquin Taitano Blas instead. If the Order of the Island Court had been considered as it was with regard to the first portion, the Ancestral Lands Commission should have deeded this property to the Estate of Antonia Blas Calvo.



I am hoping you can help me to correct this error for my client by amending the October 26, 2012 Quitclaim Deed made in relation to the second portion of the property such that the property can be properly distributed out of the Estate of Antonia Blas Calvo as was intended by the Will of Joaquin Taitano Blas and ordered by the Island Court of Guam.

Thank you for your attention to this matter. Should you have any questions or concerns, please don't hesitate to contact me.

Yours truly  
BAUMANN, KONDAS and XU, LLC



Shane F.T. Black

Attachments

- Quitclaim Deed, Instrument No. 694354 June 21, 2004, with Affidavits
- Order in the Matter of the Estate of Joaquin Taitano Blas, Probate of Will No. 70-56
- Quitclaim Deed, Instrument No. 843440 October 26, 2012, with Affidavit

File for record is Instrument No. 694354  
on the year 2004, Month June, Day 21, Time 11:27  
Recording Fee 11 Receipt No. 001 3348  
Deputy Recorder [Signature]

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## QUITCLAIM DEED

### RECITALS

WHEREAS, Guam Public Laws 22-145, 23-23, 23-141, 25-45, 25-178, 26-36 and 26-100 which require that excess federal properties that are reacquired by the Government of Guam be returned to the estates of the original landowners;

WHEREAS, pursuant to Guam Public Law 25-45, the Guam Ancestral Lands Commission was created as the entity to transfer the returned excess federal properties to the original landowners;

WHEREAS, pursuant to a Quitclaim Deed executed on April 18, 2001, recorded with the Department of Land Management on April 25, 2001, under Instrument No. 638645 in which the UNITED STATES OF AMERICA, by and through the Department of the Navy, conveyed excess land to the GUAM ECONOMIC DEVELOPMENT AUTHORITY, a public corporation of the GOVERNMENT OF GUAM and the designated local reuse authority for Guam, containing:

Lot Radio Barrigada A-7, also referred to as Parcel N5-B, consisting of an area of 16,312,053 square feet or

1,515,445 square meters or 374.473 acres, more or less as described in Exhibit "A" of Instrument No. 636645, and as shown on Document Number 624374, recorded in the Department of Land Management of the Government of Guam, comprising NAVFAC Drawing Numbers 7943911 through 7943918.

WHEREAS, pursuant to a Quitclaim Deed executed on June 5, 2001, recorded at the Department of Land Management on June 8, 2001, under Instrument No. 636645, the GUAM ECONOMIC DEVELOPMENT AUTHORITY conveyed said lot to the GUAM ANCESTRAL LANDS COMMISSION.

WHEREAS, pursuant to Public Law 25-178 the Guam Ancestral Lands Commission held a Title Hearing on April 20, 2004, on Lot 2458, Barrigada, as referenced and taken in Civil Case No. 34-50.

WHEREAS, a Written Decision and Order was issued by the Board of Commissioners of the Guam Ancestral Lands Commission on June 1, 2004, recognizing the Estate of Ancestral Landowner(s) Antonia Blas Calvo as rightful owner(s) of:

Lot 2458, Barrigada as referenced and taken in Civil Case No. 34-50 as contained in:

Lot Radio Barrigada A-7, also referred to as Parcel N5-B, consisting of an area of 16,312,053 square feet or 1,515,445 square meters or 374.473 acres, more or less as described in Exhibit "A" of Instrument No. 636645, and as shown on Document Number 624374, recorded in the Department of Land Management of the Government of Guam, comprising NAVFAC Drawing Numbers 7943911 through 7943918.

WHEREAS, in recognition and furtherance of its stated policies and duties, therefore, and pursuant to the authority of Guam Public Laws 22-145, 23-23, 23-141, 25-45, 25-178, 26-36 and 26-100 the GRANTOR on behalf of itself for ONE DOLLAR (\$1.00) plus other good and valuable consideration, the receipt of which is hereby acknowledged unto the Estate(s) of Antonia Blas Calvo (hereinafter referred to collectively as "GRANTEE(S)").

WHEREAS, Grantor hereby does not warrant ingress or egress from or to said property with the exceptions of known dedicated public right of ways and public easements if they so exist prior to the execution of this Deed. Grantor further does not warrant or establish the size, boundaries and property lines and Grantee(s) take said property in regards to size and boundaries subject to survey.

***TO ALL WHOM THESE PRESENTS MAY COME, GREETINGS:***

KNOW YE that the GUAM ANCESTRAL LANDS COMMISSION, whose address is 588 W. Marine Drive, Suite 101, Anigua, Guam and whose mailing address is P.O. Box 2950, Hagåtña, Guam 96932.

DO HEREBY GRANT, RELEASE AND FOREVER quitclaim unto the Estate(s) of Antonia Blas Calvo, successors and assigns, without a warranty, expressed or implied, under or subject to the reservations, limitations, reversions, restrictions, covenants that run with the land, conditions and exceptions as expressed and set out in that certain Quitclaim Deed executed on April 18, 2001, recorded with the Department of Land Management on April 25, 2001, under Instrument No. 636645 in which the UNITED STATES OF AMERICA, by and



through the Department of the Navy, conveyed excess land to the GUAM ECONOMIC DEVELOPMENT AUTHORITY, a public corporation of the GOVERNMENT OF GUAM and the designated local reuse authority for Guam, incorporated by reference, and unto the Grantee(s)' successors and assigns, without liability, expressed or implied, under and subject to the reservations, limitations, reversions, restrictions, covenants, conditions and exceptions as expressed and set out in the certain Quitclaim Deed executed on June 5, 2001, recorded at the Department of Land Management on June 6, 2001, under Instrument No. 638645, the GUAM ECONOMIC DEVELOPMENT AUTHORITY, conveyed said lot to the GUAM ANCESTRAL LANDS COMMISSION, incorporated by reference, any and all of Grantor's present and future interest in that certain real property located on Guam better described more particularly as:

Lot 2458, or a portion thereof, Barrigada as referenced and taken in Civil Case No. 34-50 of which is contained in Lot Radio Barrigada A-7, also referred to as Parcel N5-B, consisting of an area of 16,312,053 square feet or 1,515,445 square meters or 374.473 acres, more or less as described in Exhibit "A" of Instrument No. 638645, and as shown on Document Number 624374, recorded in the Department of Land Management of the Government of Guam, comprising NAVFAC Drawing Numbers 7943911 through 7943918.

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversions, improvements, easements, vehicular rights-of-way, footpaths, buildings, facilities, fixtures, tenements, privileges, remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim or demand whatsoever of Grantors either in law or in equity, of, in and to the above-bargained premises.

TO HAVE AND TO HOLD, GRANTOR conveys subject property to GRANTEE(S) so long as GRANTEE(S)' use the property for public benefit use, as prescribed by the Guam Excess Lands Act, U.S. Public Law 103-339, 106 Stat. 3116 (1994), Guam Public Laws 22-145, 23-23, 23-141, 25-45 (Chapter 80 of Title 21 G.C.A.), 25-178, 26-36 and 26-100.

TO HAVE AND TO HOLD the same unto the aforementioned Grantee(s), their heirs, successors and assigns, forever, TOGETHER WITH all the privileges and appurtenances to the same belonging, and all the rents, issues, and profits thereof, SUBJECT TO THE RESERVATIONS, COVENANTS, LIMITATIONS, REVERSIONS, EXCEPTIONS, RESTRICTIONS AND CONDITIONS as set forth in this instrument as well as that certain Quitclaim Deed executed on April 18, 2001, recorded with the Department of Land Management on April 25, 2001, under Instrument No. 636645 in which the UNITED STATES OF AMERICA, by and through the Department of the Navy, conveyed excess land to the GUAM ECONOMIC DEVELOPMENT AUTHORITY, a public corporation of the GOVERNMENT OF GUAM and the designated local reuse authority for Guam, and incorporated by reference.

TO HAVE AND TO HOLD the same unto the aforementioned Grantee(s), their heirs, successors and assigns, forever, TOGETHER WITH all the privileges and appurtenances to the same belonging, and all the rents, issues, and profits thereof, SUBJECT TO THE RESERVATIONS, COVENANTS, LIMITATIONS, REVERSIONS, EXCEPTIONS, RESTRICTIONS AND CONDITIONS as set forth in this instrument as well as that certain Quitclaim Deed executed on June 5, 2001,

recorded at the Department of Land Management on June 6, 2001, under Instrument No. 638645, the GUAM ECONOMIC DEVELOPMENT AUTHORITY, conveyed said lot to the GUAM ANCESTRAL LANDS COMMISSION, and incorporated by reference.

BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the GRANTEE(S) assume the obligations of, and covenants to abide by, and agree to the terms of this transfer subject to the following conditions, reservations and restrictions set forth in this instrument as well as that certain Quitclaim Deed executed on April 18, 2001, recorded with the Department of Land Management on April 25, 2001, under Instrument No. 638645 in which the UNITED STATES OF AMERICA, by and through the Department of the Navy, conveyed excess land to the GUAM ECONOMIC DEVELOPMENT AUTHORITY, a public corporation of the GOVERNMENT OF GUAM and the designated local reuse authority for Guam, and incorporated by reference, which shall be perpetual and run with the land; provided, that the property transferred herein may be successively transferred only with the proviso that any such subsequent transfer shall be subject to the transferee's assumption of all the obligations imposed upon the GRANTEE(S) by the provisions of this instrument as well as that certain Quitclaim Deed executed on April 18, 2001, recorded with the Department of Land Management on April 25, 2001, under Instrument No. 638645 in which the UNITED STATES OF AMERICA, by and through the Department of the Navy, conveyed excess land to the GUAM ECONOMIC DEVELOPMENT AUTHORITY, a public corporation of the GOVERNMENT OF GUAM and the designated local reuse authority for Guam, and incorporated by reference.

BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the GRANTEE(S) assume the obligations of, and covenants to abide by, and agree to the terms of this transfer subject to the following conditions, reservations and restrictions set forth in this instrument as well as that certain Quitclaim Deed executed on June 5, 2001, recorded at the Department of Land Management on June 6, 2001, under Instrument No. 638645, the GUAM ECONOMIC DEVELOPMENT AUTHORITY, conveyed said lot to the GUAM ANCESTRAL LANDS COMMISSION, and incorporated by reference, which shall be perpetual and run with the land; provided, that the property transferred herein may be successively transferred only with the proviso that any such subsequent transfer shall be subject to the transferee's assumption of all the obligations imposed upon the GRANTEE(S) by the provisions of this instrument as well as that certain Quitclaim Deed executed on June 5, 2001, recorded at the Department of Land Management on June 6, 2001, under Instrument No. 638645, the GUAM ECONOMIC DEVELOPMENT AUTHORITY, conveyed said lot to the GUAM ANCESTRAL LANDS COMMISSION, and incorporated by reference.

BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the GRANTEE(S) covenants to abide by, and agree to the terms of this transfer subject to the following condition(s), reservation(s) and restriction(s) set forth below:

- a) The Grantee(s) hereby covenants and agrees that during the first seven (7) years after the date of conveyance under this deed, there shall be no selling of the property unless being sold only between the legitimate heir(s) or descendant(s).



BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the Grantee(s) on behalf of the Ancestral Landowner(s) hereby surrender, release and extinguish all rights and interest in relation to the Ancestral Landowner(s)' claim to the portion of the property returned, thereby permanently extinguishing all rights and interest and claims to the property pursuant to and as mandated by Public Law 25-175.

All of the provisions, conveyances, grants and descriptions contained in the Quitclaim Deed are distinct and severable, and if any provision, conveyance, grant or description is deemed to be illegal, void or unenforceable, it shall independently be severed there from and shall not affect the validity, legality, or enforceability of any other provision, conveyance, grant, description, or portion thereof.

Grantee(s), claimants, heirs, assigns, and/or recipients, agree to indemnify and to hold harmless the Guam Ancestral Lands Commission, its officers, directors, employees, consultants, and attorneys free and harmless from any and all liability of any nature whatsoever, including but not limited to, claims, losses, damages, or expenses resulting from the return of the land to the original landowners, or lawful heirs, in the "as is" conditions, including, but not limited to, claims, losses, damages, or expenses due to the land being returned without viable or legal process, without utilities, and without zoning.

Water and power are not immediately available on the property listed above nor within one hundred (100) feet from the property. Grantee(s) understand that

they will be responsible for the hookup of water and power at their own expense.  
The Government is not required to pay for the water and power hookup.

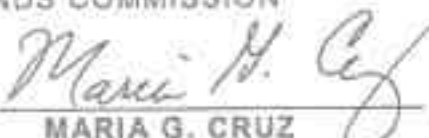
IN WITNESS WHEREOF, we have hereunto set our hands this 18<sup>TH</sup> day of  
June 2004, in Hagåtña, Guam.

GRANTOR:

GUAM ANCESTRAL  
LANDS COMMISSION

By:   
ANITA F. ORLINO  
Chairperson of the  
Board of Commissioners

GUAM ANCESTRAL  
LANDS COMMISSION

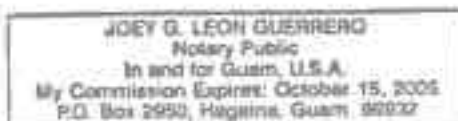
By:   
MARIA G. CRUZ  
Secretary/Treasurer of the  
Board of Commissioners

HAGATÑA, GUAM ) SS:

On this 18<sup>TH</sup> day of June 2004, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **ANITA F. ORLINO**, Chairperson of the Board of Commissioners of the Guam Ancestral Lands Commission, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
\_\_\_\_\_  
NOTARY PUBLIC



HAGATÑA, GUAM ) SS:

On this 18<sup>TH</sup> day of June 2004, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **MARIA G. CRUZ**, Secretary/Treasurer of the Board of Commissioners of the Guam Ancestral Lands Commission, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
\_\_\_\_\_  
NOTARY PUBLIC



**AFFIDAVIT OF TRANSFEREE**

TO: DIRECTOR OF DEPARTMENT OF LAND MANAGEMENT

I, the undersigned, having been first duly sworn, hereby depose and say:

The heirs of Antonia Blas Calvo have duly acquired any interest that the Guam Ancestral Lands Commission may have in the following described real property:

Lot 2458, or a portion thereof, Barrigada as referenced and taken in Civil Case No. 34-50 of which is contained in Lot Radio Barrigada A-7, also referred to as Parcel NS-8, consisting of an area of 16,312,053 square feet or 1,515,445 square meters or 374.473 acres, more or less as described in Exhibit "A" of Instrument No. 636645, and as shown on Document Number 624374, recorded in the Department of Land Management of the Government of Guam, comprising NAVFAC Drawing Numbers 7943911 through 7943918

by the terms of a deed executed on the 18<sup>TH</sup> day of June 2004, bearing Instrument No. \_\_\_\_\_, said deed incorporated herein by reference.

The undersigned is executing this Affidavit in order to comply with the requirements of 21 GCA §29158.

The undersigned does not assert that s/he is a Grantee claiming, entitled to, or possessing any ownership interest in the above described property, but is acting on behalf as an heir of Antonia Blas Calvo in order that the deed from the Guam Ancestral Lands Commission may be duly recorded in the records of the Department of Land Management as property that is owned in common by the heirs as their interest may be determined by a court of competent jurisdiction.

That pursuant to 21 GCA §29158, the following statement is made:

The aforementioned property is not community property.



IN WITNESS WHEREOF, I hereby affix my signature this 18<sup>TH</sup> day of June  
2004, in Hagåtña, Guam.

ON BEHALF OF THE TRANSFEREE:

By: V. B. Calvo  
VICENTE B. CALVO

HAGÁTÑA, GUAM ) SS:

On this 18<sup>TH</sup> day of June 2004, before me, a Notary Public, in and for Guam, U.S.A.,  
personally appeared Vicente B. Calvo, known to me to be the person whose  
name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the  
same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day  
and year first above written.

J. C.  
NOTARY PUBLIC

JOEY G. LEON GUERRERO  
Notary Public  
In and for Guam, U.S.A.  
My Commission Expires: October 15, 2005  
P.O. Box 2250, Hagatna, Guam 96932

Island of Guam, Government of Guam  
Department of Land Management, Office of The Recorder

File for record is Instrument No. 694355  
on the year 20 04 Month June Day 21 Time 11:29  
Recording Fee 2 Sept. 1<sup>st</sup> 6018358  
Deposits Recorder [Signature]

**AFFIDAVIT OF TRUE CONSIDERATION**

TO: DIRECTOR OF DEPARTMENT OF LAND MANAGEMENT

We, the undersigned, having been first duly sworn, hereby depose and say as follows:

We have duly acquired the following described real property:

Lot 2458, or a portion thereof, Barrigada, as referenced and taken in Civil Case No. 34-50 of which is contained in Lot Radio Barrigada A-7, also referred to as Parcel N5-B, consisting of an area of 18,312,053 square feet or 1,515,445 square meters or 374.473 acres, more or less as described in Exhibit "A" of Instrument No. 636645, and as shown on Document Number 624374, recorded in the Department of Land Management of the Government of Guam, comprising NAVFAC Drawing Numbers 7943911 through 7943918

by the terms of a deed executed on the 18<sup>TH</sup> day of June 2004, bearing Instrument No. 694354, said deed incorporated herein by reference.

The true consideration or value given for said real property is one dollar (\$1.00).

The said value is based on payment of one dollar (\$1.00) in U.S. Currency.

That to our knowledge no real estate commission or other real estate fee has been or will be paid to any party in connection with the subject conveyance.

The signatories to this document sign it to satisfy the requirements of 11 GCA §20102 and for official use by the Government of Guam. The undersigned identified as "Grantee" does not assert that s/he is a Grantee claiming, entitled to, or possessing any ownership interest in the above described property, but is acting on behalf as an heir of Antonio Blas Calvo in order that the deed from the Guam Ancestral Lands Commission may be duly recorded in the records of the Department of Land Management as property that is owned in common by the heirs as their interest may be determined by a court of competent jurisdiction.

By accepting and recording this document and the deed, which it supports, the Department of Land Management, Government of Guam, does not recognize or grant any interest, right, or ownership to any person.


It is further understood that this document is submitted for such official use by the Government of Guam and is not to be made available for inspection by the general public.

IN WITNESS WHEREOF, WE hereby affix our signatures this 18<sup>TH</sup> day of June 2004, in Hagåtña, Guam.


GRANTOR:

ON BEHALF OF THE GRANTEE:

GUAM ANCESTRAL  
LANDS COMMISSION

By:   
ANITA F. ORLINO  
Chairperson of the  
Board of Commissioners

By:   
VICENTE BLAS CALVO

By:   
MARIA G. CRUZ  
Secretary/Treasurer of the  
Board of Commissioners

HAGATÑA, GUAM ) ss:

On this 18<sup>TH</sup> day of June 2004, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **ANITA F. ORLINO**, Chairperson of the Board of Commissioners of the Guam Ancestral Lands Commission, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC

JOEY G. LEON GUERRERO  
Notary Public  
In and for Guam, U.S.A.  
My Commission Expires: October 15, 2005  
P.O. Box 2950, Hagatña, Guam 96932

HAGATÑA, GUAM ) ss:

On this 18<sup>TH</sup> day of June, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **MARIA G. CRUZ**, Secretary/Treasurer of the Board of Commissioners of the Guam Ancestral Lands Commission, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC

JOEY G. LEON GUERRERO  
Notary Public  
In and for Guam, U.S.A.  
My Commission Expires: October 15, 2005  
P.O. Box 2950, Hagatña, Guam 96932

HAGATÑA, GUAM ) ss:

On this 18<sup>TH</sup> day of June 2004, before me, a Notary Public, in and for Guam, U.S.A., personally appeared Vicente Blas Calvo, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

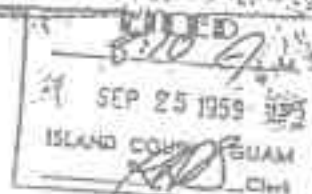
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC

JOEY G. LEON GUERRERO  
Notary Public  
In and for Guam, U.S.A.  
My Commission Expires: October 15, 2005  
P.O. Box 2950, Hagatña, Guam 96932



IN THE ISLAND COURT OF GUAM  
TERRITORY OF GUAM



IN THE MATTER OF THE ESTATE  
of  
JOAQUIN TAITANO BLAS,  
deceased.

PROBATE OF WILL NO. 70-56

O R D E R

Pedro Cruz Blas, executor of the last will and testament of Joaquin Taitano Blas, deceased, having on the 1st day of September, 1959 rendered and filed herein a full account and report of his administration of said estate, which said account was for a final settlement, and having with said account filed a petition for the final distribution of said estate, and said account and petition this day coming on regularly to be heard, and proof having been made to the satisfaction of the court that the clerk of court has given due notice of hearing in the manner and form and for the time required by law, the court finds:

1. That said account in all respects is true and correct and that the residue of the estate now in the hands of the executor at the time of the filing of said account is \$4,600.00 and expenditures will be \$953.50;
2. That due and legal notice to creditors of said estate has been given in the manner and for the time required by law;
3. That all claims and debts against said decedent and against said estate and all property taxes due and payable by the estate have been fully paid and discharged except the expenses and charges of administration to be recited in Paragraph 4;
4. That since the rendition of said accounting, the sum of \$953.50 constituting the expenses and charges of administration and the closing of the estate are now presented and filed for settlement and allowance;

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5. That the whole of said estate was the separate property of the deceased;

6. That by the last will and testament of said deceased which was admitted to probate herein on 10 October 1956, the said deceased devised and bequeathed his whole estate as follows:

(a) To Manuel Cruz Blas, son, Barrigada, Guam,

Lot No. 5290, "AS-BECO", Barrigada, Guam;

(b) To the Heirs of Jose Cruz Blas, dec., son,

Lot No. 3268, Malang, Sinajana, Guam;

(c) To the Heirs of Vicente Cruz Blas, dec., son,

"AS-FACTO", Sinajana, Guam;

(NOTE: In the hearing held on the 22nd day of September, 1959, the court found that Manuel Cruz Blas, son, living at Barrigada, Guam, and Rita Garrido Blas, Administratrix of the Estate of Vicente Cruz Blas, deceased, son, and Ana Garcia Blas, Administratrix of the Estate of Jose Cruz Blas, deceased, son, appeared and expressed satisfaction that the bequests referred to in the last will and testament of said deceased have been conformed to by the conveyances of Lot No. 5290, As-Beco, Barrigada, Guam, Deed No. 28022; Lot No. 3268, Malang, Sinajana, Guam, Deed No. 27436; and a tract of land at As-Facto, Sinajana, Guam, Deed No. 27892, respectively, made by the deceased prior to his death. All the heirs concerned expressed their satisfaction on this arrangement and expressed themselves as though the aforesaid properties were bequeathed to them as per the will.)

(d) To Atanacio Blas, son, represented by his attorney-

in-fact, Pedro Cruz Blas, Lot No. 3278, aka P19.67, Malang, Sinajana, Guam, appraised at \$6,240.00;

(e) To Pedro Cruz Blas, son, Mongmong, Guam, the rents,

profits and proceeds of the sale of Lot No. 1040, Malao, Barrigada, Guam, (CA34-50), \$3,567.11;

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\$3,200.00 of which has already been withdrawn and paid to said Pedro Cruz Blas; and a portion of Lot No. 1506, Agaña, Guam, appraised at \$5,000.00, purchased by the deceased from Rosa Dydasco;

- (f) To the Administrator of the ESTATE of Antonia Blas Calvo, deceased, daughter, the rents, profits and proceeds of the sale of Lot No. 2458, Eda Agaña, Barrigada, Guam, (CA34-50), amounting to \$2,076.73, now deposited in the Bank of America, Guam Branch, in the name of the estate;
- (g) To Maria Blas Flores, daughter, one-half of the rents, profits and proceeds of the sale of Lot No. 5295, Eda Agaña, Barrigada, Guam, (CA34-50), amounting to \$1,078.08, now deposited in the Bank of America, Guam Branch, in the name of the estate;
- (h) To the Estate of Concepcion Blas Intalan, deceased, daughter, one-half of the rents, profits and proceeds of the sale of Lot No. 5295, Eda Agaña, Barrigada, Guam (CA34-50), amounting to \$1,078.08, now deposited in the Bank of America, Guam Branch, in the name of the estate;
- (i) To Jesus Blas Calvo, grand-son, U. S. Armed Forces, abroad, a portion of Lot No. 1506, Agaña, Guam, appraised at \$2,340.00, which lot was purchased from Jose Salas, bearing Estate No. 4771;
- (j) To the Catholic Church of Guam, in the name of Jesus Cruz Blas, deceased, son, the sum of \$50.00;

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the final accounting of said executor, including his settlement of expenses of the closing of the estate be and the same is hereby finally settled, allowed and approved.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the sum of \$425.00 for and on account of commissions allowed by law to the executor, the sum of \$425.00 on account of fees allowed by law to Reyes and Lamorena, attorneys for the executor, the sum of



\$50.00 to be paid to the Catholic Church of Guam, and the sum of \$20.00 to be paid to the Destaca Si Yusa be and are hereby allowed to be paid by the following heirs in accordance with the pro-rata percentage of the appraised value of their devised inheritances:

1. Atencio Blas, son, to pay the sum of \$278.25;

2. Pedro Cruz Blas, son, to pay the sum  
of ..... 382.00;

3. The Administrator of the Estate of  
Antonia Blas Calvo, deceased,  
daughter, to pay the sum of .... 92.50;

4. Maria Blas Flores, daughter, to pay  
the sum of ..... 48.20;

5. The Estate of Concepcion Blas Un-  
talan, deceased, daughter, to  
pay the sum of ..... 48.21;

and

6. Jesus Blas Calvo, grand-son, to pay  
the sum of ..... 104.34.

There is no residue of said estate referred to in the  
last will and testament of said Joaquin Taitano Blas, deceased.

DECRETES SO ORDERED.

Agana, territory of Guam, 25 September 1959.

*Joaquin C. Piny*  
Judge, Island Court, Guam.

Is the number correctly stated for each  
page? Is it full name? Is it correct  
copy of the original? Is it correct  
copy of the original? Is it correct  
copy of the original?  
Sept 25, 1959  
*Admstr*  
Chief, Island Court, Guam

037111



UNINCORPORATED TERRITORY OF  
GUAM, CITY OF NEW AGANA . . . . SS'

PRESENTATION NO. 37111 (Urban)  
ESTATE NO. \_\_\_\_\_ (Suburban)  
RECORD NO. \_\_\_\_\_

This instrument was filed for record  
on 5 day of Oct

19 59 at 2:55 P M. and duly  
recorded in Book Fifty-Four of  
Three at page 108

on 9 Oct 1959  
FEE CHARGED: \$ 22.00  
PAY IN VOUCHER No. 91536

Deputy Registrar  
of Titles

Island of Guam, Government of Guam  
Department of Land Management

File for record is Instrument No. 843440  
For the Year 12, Month 10, Day 26, Time 3:37  
Recording Fee 21-50, Receipt No. 34879  
Deputy Recorder Sisa O. Manggar

**QUITCLAIM DEED**

**RECITALS**

WHEREAS, Guam Public Laws 22-145, 23-23, 23-141, 25-45, 25-176, 26-36, 26-100, 27-113, 30-96, 30-142, 30-150, 30-205, 30-206, 30-207 and 31-134 require that excess federal properties that are reacquired by the Government of Guam be returned to the estates of the original landowners;

WHEREAS, pursuant to Guam Public Law 25-45, the Guam Ancestral Lands Commission was created as the entity to transfer the returned excess federal properties to the original landowners;

WHEREAS, on June 8, 1990 the United States of America, acting by and through the Secretary of Education, Gail Niedernhofer, Administrator for Management Services, United States Department of Education, conveyed certain real properties situated in Barrigada known as the GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE consisting of approximately 252.53 acres, and NAVCAMS WESTPAC Parcel 1N, consisting of approximately 61.45 acres to the Guam Community College (GCC);

WHEREAS, effective as of October 7, 1996, a Release of Restrictions between the United States of America, acting by and through the Secretary of Education, David Hakola, Director, Real Property Group, Office of Management, United States Department of Education ("GRANTOR") and the Guam Community College ("GRANTEE") to certain real property situated in Barrigada, known as

the GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE, consisting of approximately 252.83 acres was recorded at the Department of Land Management on the 9<sup>th</sup> day of June 1999 under Instrument Number 604926;

WHEREAS, effective as of October 7, 1998, a Release of Restrictions between the United States of America, acting by and through the Secretary of Education, David Hakola, Director, Real Property Group, Office of Management, United States Department of Education ("GRANTOR") and the Guam Community College ("GRANTEE") to certain real property situated in Barrigada, known as the NAVCAMS WESTPAC Parcel 1N, consisting of approximately 61.45 acres was recorded at the Department of Land Management on the 9<sup>th</sup> day of June 1999 under Instrument Number 604925;

WHEREAS, the Honorable Edward J.B. Calvo, *Mags'lahen Guåhan*, approved and signed Bill 205-31(COR) into law on November 17, 2011 as Public Law 31-134, adding a new Subsection (h) to §80105 of Chapter 80, Division 2 of Title 21, Guam Code Annotated, to read

(h) GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE, consisting of approximately 252.83 acres; and certain Federal surplus real property located in Barrigada, known as the NAVCAMS WESTPAC Parcel 1N, consisting of approximately 61.45 acres shall be transferred and deeded to the Guam Ancestral Land Commission (GALC) within thirty (30) days of the enactment of this Act. The GALC shall dispose of the land parcels and lots transferred by this Act in a manner consistent with and pursuant to its enabling legislation and its mandates."

WHEREAS, pursuant to a Quitclaim Deed executed on May 15, 2012, recorded at the Department of Land Management on May 16, 2012, under Instrument No. 836882, the GUAM COMMUNITY COLLEGE conveyed said properties to the GUAM ANCESTRAL LANDS COMMISSION;

WHEREAS, pursuant to Public Law 25-176, the Guam Ancestral Lands Commission held a Title Hearing on September 26, 2012 for Lot 2458 Barrigada as referenced and taken in Civil Case No. 34-50

WHEREAS, a Notice of Award was published in the Pacific Daily News on September 27, 2012 informing the public that: (1) the Guam Ancestral Lands Commission intends to Deed Lot 2458 Barrigada to the Estate of Joaquin Taitano Blas, which will extinguish these Claims only to the portion(s) addressed during the Title Hearing; and (2) Persons who wish to contravene the Final Determinations by the Commission must do so in writing within 10 (ten) days of the notice.

WHEREAS, a Written Decision and Order issued by the Board of Commissioners of the Guam Ancestral Lands Commission recognizing the Estate of Estate of Joaquin Taitano Blas as rightful owner(s) of:

Lot 2458 Barrigada as referenced and taken in Civil Case No. 34-50 as contained in;

GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE, consisting of approximately 252.83 acres by Quitclaim Deed (Deed) recorded as Instrument Number 437888 in the Department of Land Management and is more particularly described at pages 2 through 4 of the Deed;

WHEREAS, in recognition and furtherance of its stated policies and duties, therefore, and pursuant to the authority of Guam Public Laws 22-145, 23-23, 23-141, 25-46, 25-178, 26-38, 26-100, 27-113, 30-98, 30-142, 30-150, 30-205, 30-208, 30-207, 31-134 and EXECUTIVE ORDER NO. 2002-19, the Guam Ancestral Lands Commission on behalf of itself for ONE DOLLAR (\$1.00) plus other good and valuable consideration, the receipt of which is hereby acknowledged unto the Estate of Joaquin Taitano Blas (hereinafter referred to collectively as "GRANTEE(S)");

WHEREAS, the Guam Ancestral Lands Commission hereby does not warrant ingress or egress from or to said property but shall be determined by the Department of Land Management pursuant to Guam Public Law 30-85. The Guam Ancestral Lands Commission further does not warrant or establish the size, boundaries and property lines and Grantee(s) take said property in regards to size and boundaries subject to survey.



**TO ALL WHOM THESE PRESENTS MAY COME, GREETINGS:**

KNOW YE that the GUAM ANCESTRAL LANDS COMMISSION (GRANTOR) whose address is 590 S. Marine Corps Drive Suite 302 ITC Building Tamuning, Guam 96913 and whose mailing address is P.O. Box 2950, Hagåtña, Guam 96932 DO HEREBY GRANT, RELEASE AND FOREVER quitclaim unto the Estate of Joaquin Taitano Blas (GRANTEE(S)), its successors and assigns, without warranty, expressed or implied, any and all of Grantor's present and future interest in a portion of certain real property located on Guam better described more particularly as:

Lot 2458 Barrigada as referenced and taken in Civil Case No. 34-50 as contained in:

GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE, consisting of approximately 262.63 acres by Quitclaim Deed (Deed) recorded as Instrument Number 437888 in the Department of Land Management and is more particularly described at pages 2 through 4 of the Deed;

TOGETHER with all and singular the rights and appurtenances thereunto belonging or in anywise appertaining and all the estate, right, title, interest, claim or demand whatsoever of Grantors either in law or in equity, of, in and to the above-bargained premises

TO HAVE AND TO HOLD, GRANTOR conveys subject property to GRANTEE(S) so long as GRANTEE(S) use the property for public benefit use, as prescribed by the Guam Excess Lands Act, U.S. Public Law 103-339, 108 Stat. 3116 (1994), Guam Public Laws 22-145, 23-23, 23-141, 25-45 (Chapter 80 of Title 21 G.C.A.), 25-178, 26-36, 26-100, 27-113, 30-95, 30-142, 30-150, 30-205, 30-206, 30-207, 31-134 and EXECUTIVE ORDER NO. 2002-19.

BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the Grantee(s) on behalf of the Ancestral Landowner(s) hereby surrender, release and extinguish all rights and interest in relation to the Ancestral Landowner(s)' claim to the portion of the property returned, thereby

permanently extinguishing all rights and interest and claims to the property pursuant to and as mandated by Public Law 25-178.

BY ACCEPTANCE OF THIS DEED OR ANY RIGHTS HEREUNDER, the Grantee(s), their heirs, successors and assigns covenants to abide by, and agree to the terms of this transfer subject to the following condition(s), reservation(s) and restriction(s) set forth below:

- a) To provide access/easement if needed to the surrounding lots to prevent any landowners from being landlocked.
- b) Subject to any reservations the Guam Ancestral Lands Commission or the Department of Land Management may make for access/easement which will be determined upon completion of a Master Plan by its approved surveyor.

All of the provisions, conveyances, grants and descriptions contained in this Quitclaim Deed are distinct and severable; and if any provision, conveyance, grant or description is deemed to be illegal, void or unenforceable, it shall independently be severed there from and shall not affect the validity, legality, or enforceability of any other provision, conveyance, grant, description or portion thereof.

Grantee(s), claimants, heirs, assigns, and/or recipients, agree to indemnify and to hold harmless the Guam Ancestral Lands Commission, its officers, directors, employees, consultants and attorneys free and harmless from any and all liability of any nature whatsoever, including but not limited to, claims, losses, damages, or expenses resulting from the return of the land to the original landowners, or lawful heirs, in the "as is" conditions, including, but not limited to, claims, losses, damages, or expenses due to the land being returned without viable or legal process, without utilities, and without zoning.

Water and power may not be immediately available on the property listed above nor within one hundred (100) feet from the property. Grantee(s) understand that they will be responsible for

the hookup of water and power at their own expense. The Government is not required to pay for the water and power hookup.

IN WITNESS WHEREOF, we have hereunto set our hands this 20<sup>TH</sup> day of

OCTOBER

2012, in Hagåtña, Guam

GRANTOR:

GUAM ANCESTRAL  
LANDS COMMISSION

By: Anita F. Orlino

ANITA F. ORLINO  
Chairperson of the  
Board of Commissioners

GUAM ANCESTRAL  
LANDS COMMISSION

By: Maria G. Cruz

MARIA G. CRUZ  
Secretary/Treasurer of the  
Board of Commissioners

CONCURRED BY:

Eddie B. Calvo  
HONORABLE EDDIE B. CALVO  
Governor of Guam

GRANTEE

By: Antonio B. Calvo

ANTONIO B. CALVO  
On behalf of the Estate of Joaquin Taitano Blas  
Mailing Address: P.O. BOX 42 Hagåtña, GU 96932

By: Jacinto B. Calvo

JACINTO B. CALVO  
On behalf of the Estate of Joaquin Taitano Blas  
Mailing Address: P.O. Box 4008 Hagåtña, GU 96932

ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss:

On this 26th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared ANITA F. ORLINO, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC



ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss:

On this 26th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared MARIA G. CRUZ, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC





ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **ANTONIO B. CALVO**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC



HAGATÑA, GUAM ) ss

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **JACINTO B. CALVO**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC



## AFFIDAVIT OF TRUE CONSIDERATION

TO: DIRECTOR OF DEPARTMENT OF LAND MANAGEMENT

We, the undersigned, having been first duly sworn, hereby depose and say as follows:

We have duly acquired the following described real property:

Lot 2458 Barrigada as referenced and taken in Civil Case No. 34-50 as contained in:

GLUP Parcel 1AF, a portion of Andersen Air Force Base Communications Annex No. 2-AJKE, consisting of approximately 252.63 acres by Quitclaim Deed (Deed) recorded as Instrument Number 437688 in the Department of Land Management and is more particularly described at pages 2 through 4 of the Deed

by the terms of a deed executed on the 26th day of October, 2012, bearing Instrument No. 840440 said deed incorporated herein by reference.

The true consideration or value given for said real property is one dollar (\$1.00).

The said value is based on payment of one dollar (\$1.00) in U.S. Currency.

That to our knowledge no real estate commission or other real estate fee has been or will be paid to any party in connection with the subject conveyance.

The signatories to this document sign it to satisfy the requirements of 11 GCA §20102 and for official use by the Government of Guam.

By accepting and recording this document and the deed, which it supports, the Department of Land Management, Government of Guam, does not recognize or grant any interest, right, or ownership to any person.

It is further understood that this document is submitted for such official use by the Government of Guam and is not to be made available for inspection by the general public.

ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss:

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **ANITA F. ORLINO**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC



ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss:

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **MARIA G. CRUZ**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC

Page 3 of 4



ACKNOWLEDGEMENT

HAGATÑA, GUAM ) ss:

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **ANTONIO B. CALVO**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC



HAGATÑA, GUAM ) ss:

On this 20th day of October, 2012, before me, a Notary Public, in and for Guam, U.S.A., personally appeared **JACINTO B. CALVO**, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same as her/his free and voluntary act and deed for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

  
NOTARY PUBLIC







# GUAM ANCESTRAL LANDS COMMISSION

## RESOLUTION NO. 2022-005

### ***FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM ANCESTRAL LANDS COMMISSION "LAND BANK TRUST FUND" AND "SURVEY, INFRASTRUCTURE, AND DEVELOPMENT FUND" INSTRUCTIONS TO COAST 360 FEDERAL CREDIT UNION***

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-One Cents (\$78,636.31) in the *Trust for Guam Ancestral Lands Commission* from the *Land Bank Trust Fund* (Account 0100) to the *Survey, Infrastructure, and Development Fund* (Account 0102).

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from the *Land Bank Trust Fund* (Account 0100) to the *Survey, Infrastructure, and Development Fund* (Account 0102) Seventy-Eight Thousand Six Hundred Thirty-Six Dollars and Thirty-One Cents (\$78,636.31).

**SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY/TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.**

Date: \_\_\_\_\_

\_\_\_\_\_  
RONALD F. ECLAVEA, Chairperson

\_\_\_\_\_  
MARIA G. CRUZ, Secretary/Treasurer

\_\_\_\_\_  
JOHN T. BURCH, Executive Director



## GUAM ANCESTRAL LANDS COMMISSION

RESOLUTION NO. 2022-006

***FY 2022 TRANSFER OF FUNDS IN THE TRUST FOR GUAM  
ANCESTRAL LANDS COMMISSION "SURVEY, INFRASTRUCTURE, AND  
DEVELOPMENT FUND" AND "LAND BANK TRUST FUND"  
INSTRUCTIONS TO COAST 360 FEDERAL CREDIT UNION***

**WHEREAS**, the Guam Ancestral Lands Commission, in accordance with Title 21, Guam Code Annotated, Chapter 80 and Public Law 25-45, has the responsibility for the return of excess government lands to its original land owners except in circumstances when land is clearly under existing public use or lands were Spanish Crown Land; and

**WHEREAS**, the Guam Ancestral Lands Commission shall administer all assets and revenues of the Land Bank Fund where resulting income shall provide just compensation for those dispossessed ancestral landowners; and

**WHEREAS**, Title 5 Guam Code Annotated, Chapter 21, Investments and Deposits, governs the methods and processes for Guam Ancestral Lands Commission to invest its monetary assets; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, met to discuss the draft audit findings by the Office of Public Accountability; and

**WHEREAS**, on April 13, 2022, the Guam Ancestral Lands Commission Board of Commissioners at their regularly scheduled meeting, via Zoom teleconference, unanimously passed a motion to transfer a total of One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Eight Cents (\$117,954.48) in the *Trust for Guam Ancestral Lands Commission* from the *Survey, Infrastructure, and Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100).

**NOW THEREFORE BE IT RESOLVED**, The Guam Ancestral Lands Commission Board of Commissioners directs Coast 360 Federal Credit Union to transfer for FY 2022 funds in the *Trust for Guam Ancestral Lands Commission* (Member Number 0000236454) from the *Survey, Infrastructure, and Development Fund* (Account 0102) to the *Land Bank Trust Fund* (Account 0100) in the amount One Hundred Seventeen Thousand Nine Hundred Fifty-Four Dollars and Forty-Eight Cents (\$117,954.48).

**SO SAYETH THE GUAM ANCESTRAL LANDS COMMISSION AND ITS CHAIRMAN, SECRETARY/TREASURER AND EXECUTIVE DIRECTOR THIS 13<sup>TH</sup> DAY OF APRIL IN THE YEAR OF OUR LORD, 2022.**

Date: \_\_\_\_\_

\_\_\_\_\_  
RONALD F. ECLAVEA, Chairperson

\_\_\_\_\_  
MARIA G. CRUZ, Secretary/Treasurer

\_\_\_\_\_  
JOHN T. BURCH, Executive Director